

N15000000434

(Requestor's Name)

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☐ PICK-UP

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(Business Entity Name)

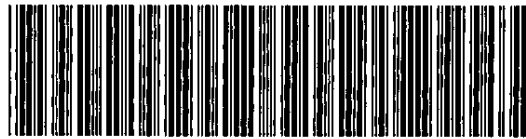
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04/17/15--01001--020 **8.75

04/06/15--01042--016 **35.00

*Amended &
Restated*



*00789, 00686, 00671

DOF
4/16/15

COVER LETTER

TO: Amendment Section
Division of Corporations

SUBJECT: HIDDEN VALLEY HOMEOWNERS ASSOCIATION OF CYPRESS CREEK, INC.
Name of Corporation

DOCUMENT NUMBER: N15000000434

Amended & Restated
The enclosed Articles of ~~Correction~~ and fee are submitted for filing.

Please return all correspondence concerning this matter to the following:

IRIS F. WALKER

Name of Contact Person

LEE JAY COLLING & ASSOC PA

Firm/Company

529 VERSAILLES DRIVE, S/103

Address

MAITLAND, FL 32751

City/State and Zip Code

LEEJAYCOLLING@EMAIL.COM

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

For further information concerning this matter, please call:

IRIS F WALKER

Name of Contact Person

at **(407) 834-7500**

Area Code & Daytime Telephone Number

Enclosed is a check for the following amount:

☐ \$35.00 Filing Fee

☐ \$43.75 Filing Fee & Certificate of Status

☐ \$43.75 Filing Fee & Certified Copy

☐ \$52.50 Filing Fee, Certificate of Status & Certified Copy

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



FLORIDA DEPARTMENT OF STATE
Division of Corporations

April 9, 2015

Iris F. Walker
Lee Jay Colling & Assoc PA
529 Versailles Drive, S
Maitland, FL 32751

SUBJECT: HIDDEN VALLEY HOMEOWNERS ASSOCIATION OF CYPRESS
CREEK, INC.
Ref. Number: N15000000434

We have received your document for HIDDEN VALLEY HOMEOWNERS
ASSOCIATION OF CYPRESS CREEK, INC. and your check(s) totaling \$35.00.
However, the enclosed document has not been filed and is being returned for the
following correction(s):

Upon receipt of your letter and/or check(s) totaling \$35.00, no document was
found. Please send your document with any fees due to:

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

Please return a copy of this letter to ensure your money is properly credited.

Please return your document, along with a copy of this letter, within 60 days or
your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call
(850) 245-6050.

Annette Ramsey
Regulatory Specialist II

Letter Number: 015A00007085

**AMENDED AND RESTATED
ARTICLES OF INCORPORATION**

OF

**HIDDEN VALLEY HOMEOWNERS ASSOCIATION
OF CYPRESS CREEK, INC.**

A Not-For-Profit Florida Corporation

I, the undersigned, for the purposes of forming a Not-for-Profit corporation under the laws of the State of Florida, and in compliance with the requirements of Chapter 617 and Chapter 723, Florida Statutes, hereby certify as follows:

ARTICLE I

NAME

The name of this corporation is:

**HIDDEN VALLEY HOMEOWNERS ASSOCIATION
OF CYPRESS CREEK, INC.**

The principal office address is: 8950 Polynesian Lane
Orlando, FL 32836

ARTICLE II

REGISTERED AGENT/OFFICE

The name of the Registered Agent of this corporation at that address is:

Lee Jay Colling, Attorney-at-Law

The street address of the registered office of this corporation is:

529 Versailles Drive, Suite 103
Maitland, Florida 32751

ARTICLE III

NON-STOCK BASIS

This corporation shall be organized on a non-stock basis and shall not issue shares of stock. The term of the corporation shall be perpetual.

FILED
2015 APR 10 PM 3:27
CLERK, CLAY COUNTY
TALLAHASSEE, FLORIDA

ARTICLE IV

MEMBERSHIP

The qualification of members and the manner of their admission to the corporation shall be regulated by the Bylaws. More than two-thirds of the mobile home owners in HIDDEN VALLEY MOBILE HOME PARK ("Park") located in Orlando, Florida, have consented in writing to become members of the corporation.

ARTICLE V

PURPOSE AND POWERS

This corporation does not contemplate pecuniary gain or profit to the members thereof, and the specific and primary purposes for which this corporation is formed are:

- A. To represent the mobile home owners in the Park, their successors and assigns, pursuant to the provisions of Chapter 723, Florida Statutes.*
- B. To negotiate for, acquire and operate the mobile home Park on behalf of the mobile home owners.*
- C. To convert the mobile home Park, to a cooperative, or other type of ownership. The Association shall be the entity that creates a cooperative for the purpose of offering cooperative units for sale or lease in the ordinary course of business, or, if the homeowners choose a different form of ownership, the entity that owns the record interest in the property and that is responsible for the operation of the property.*
- D. To contract, sue or be sued with respect to the exercise or non-exercise of its powers. For these purposes, the powers of the Association include, but are not limited to, the maintenance, management, and operation of the Park property.*
- E. To institute, maintain, settle, or appeal actions or hearings in its name on behalf of all home owners concerning matters of common interest, pursuant to Chapter 723, Florida Statutes, Rule 1.222, Florida Rules of Civil Procedure, as may be amended, and other applicable laws or rules. In addition, the corporation shall have all the powers specified in Sections 617.0302 and 617.0303, Florida Statutes, or its successor statutes.*
- F. To make and collect assessments and to purchase, lease, maintain, and replace the common areas upon purchase of the mobile home Park.*

- G. *To purchase lots in the Park and to acquire and hold, lease, mortgage and convey the property.*
- H. *To modify or move or create any easement for ingress and egress or for the purposes of utilities if the easement constitutes part of or crosses the Park property upon purchase of the mobile home Park.*
- I. *To conduct Bingo games, as provided in Chapter 849.093, Florida Statutes, or its successor statute.*
- J. *To transact all lawful business and to do such other things as are incidental, necessary or desirable to accomplish the foregoing.*

ARTICLE VI

DIRECTORS

The Powers of this corporation shall be exercised, its properties controlled and its affairs conducted by a Board of Directors, consisting of not less than three (3) persons. The number of initial directors of the corporation shall be nine (9); provided however, that such number may be changed by a By-Law duly adopted.

The initial directors named herein as the first Board of Directors shall hold office until the first annual meeting of the membership held on the second Tuesday in December, on which date an election of directors shall be held for said directors. The manner in which the Directors shall be elected shall be determined in the Bylaws.

The names and addresses of the initial Board of Directors of this corporation are as follows:

NAME and ADDRESS

<i>Carla Gregorich</i>	<i>11361 Amy Lane</i>	<i>Orlando, FL 32836</i>
<i>Chris Ball</i>	<i>11537 Vista View Dr.</i>	<i>Orlando, FL 32836</i>
<i>Marion Henry</i>	<i>8814 Harland Dr.</i>	<i>Orlando, FL 32836</i>
<i>Karen Jarrell</i>	<i>11348 Commodore Lane</i>	<i>Orlando, FL 32836</i>
<i>Bill Krimson</i>	<i>11641 Vista View Dr.</i>	<i>Orlando, FL 32836</i>
<i>Frank Capella</i>	<i>11692 Jureane Dr.</i>	<i>Orlando, FL 32836</i>
<i>Jerry Reeser</i>	<i>8915 Fighting Irish Lane</i>	<i>Orlando, FL 32836</i>
<i>Beverly Amborski</i>	<i>11236 Suzanne Lane</i>	<i>Orlando, FL 32836</i>
<i>Art Pelletier</i>	<i>11381 Amy Lane</i>	<i>Orlando, FL 32836</i>

ARTICLE VII

INCORPORATOR

The name and address of the Incorporator signing these Articles of Incorporation is:

*Lee Jay Colling
529 Versailles Drive, Suite 103
Maitland, Florida, 32751*

ARTICLE VIII

AMENDMENT OF ARTICLES AND BYLAWS

These Amended and Restated Articles of Incorporation and Bylaws shall be amended in the following manner:

1. *The Board of Directors may, by a majority vote at a duly noted meeting of the Board, adopt and amend the Bylaws at any time prior to the first annual or special meeting of the Membership held for the purpose of electing the Board of Directors. Notwithstanding anything to the contrary in these Bylaws, if an amendment to the Bylaws is required by any action of any federal, state, or local governmental authority or agency, or any law, ordinance or rule thereof, the Board of Directors may, by a majority vote, at a duly noticed meeting of the Board, amend the Bylaws at any time without notice to or a vote by the Membership.*
2. *Except as stated above, the Articles and the Bylaws shall be amended in the following manner.*
 - A. *Resolution. A resolution for the adoption of a proposed amendment may be proposed either by a majority of the Directors or by not less than one-third (1/3) of the Members.*
 - B. *Notice: Notice of the subject matter of a proposed amendment shall be included in the notice of any meeting of the Members at which a proposed amendment is to be considered.*
 - C. *Vote. An affirmative vote of a majority of the Members present, in person or by proxy, at a meeting at which a quorum is present shall be required.*
 - D. *Execution. A copy of each amendment shall be attached to a certificate certifying that the amendment was duly adopted as an amendment of these Bylaws, which certificate shall be executed by*

the President or a Vice President, and attested by the Secretary or Assistant Secretary of the Corporation with the formalities of a deed.

ARTICLE IX

DISSOLUTION OF THE CORPORATION

Dissolution of this corporation may be proposed by resolution adopted by the Board of Directors and presented to a quorum of the members for their vote in the manner set forth in the Bylaws of this corporation.

The undersigned, being the Incorporator of this corporation, for the purpose of forming this not-for-profit corporation under the laws of the State of Florida, have executed these Articles of Incorporation this 25th day of March, 2015.

INCORPORATOR:

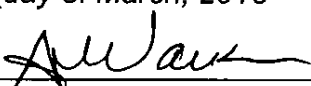

Lee Jay Colling

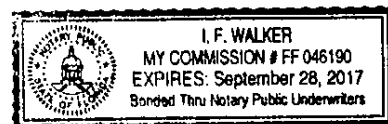
**STATE OF FLORIDA
COUNTY OF ORANGE**

BEFORE ME, the undersigned authority, this day personally appeared **Lee Jay Colling**, the person described in and who executed the foregoing instrument, and who being first duly sworn and under oath acknowledged, before me, that he has read the foregoing Articles of Incorporation, and that the statements contained therein are true and correct.

☐ Affiant is personally known to me

SWORN TO and subscribed before me this 25th day of March, 2015


Signature of Notary Public
My commission expires:



ACCEPTANCE BY REGISTERED AGENT

The undersigned is familiar with and hereby accepts the duties and responsibilities as Registered Agent of **HIDDEN VALLEY HOMEOWNERS ASSOCIATION OF CYPRESS CREEK, INC.,** which is contained in the foregoing Articles of Incorporation.

Dated this 25th day of March, 2015.




Lee Jay Colling
Registered Agent

**STATE OF FLORIDA
COUNTY OF ORANGE**

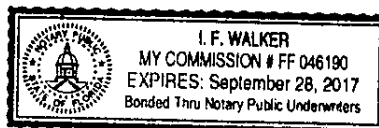
BEFORE ME, the undersigned authority, this day personally appeared **Lee Jay Colling**, the person described in and who executed the foregoing instrument, and who being first duly sworn and under oath acknowledged, before me, that he has read the foregoing Acceptance by Registered Agent, and that the statements contained therein are true and correct.

☐ Affiant is personally known to me

SWORN TO and subscribed before me this 25th day of March, 2015.



Signature of Notary Public
My commission expires:



The amended and restated articles were adopted by the directors on March 10, 2015. Member approval was not required.