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**COR AMND/RESTATE/CORRECT OR O/D RESIGN
HOLMES BLVD. CONDO ASSOCIATION INC.**

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Page Count	04
Estimated Charge	\$52.50

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AMENDED AND RESTATED
ARTICLES OF INCORPORATION
FOR
HOLMES BLVD. CONDO ASSOCIATION, INC.

Holmes Blvd. Condo Association, Inc., a Florida not-for-profit corporation, hereby amends and restates its Articles of Incorporation and states that:

1. The name of the Corporation is Holmes Blvd. Condo Association, Inc., a Florida corporation not-for-profit.

2. This Restatement also contains Amendments to the original Articles of Incorporation. The Corporation does not have any members, so the Amendments can be approved by majority vote of the Directors.

3. These Amended and Restated Articles of Incorporation were approved and adopted by a majority of the Directors of the Corporation at a meeting conducted on July 29, 2022.

4. The Articles of Incorporation for Holmes Blvd. Condo Association, Inc., are hereby amended and restated to read as follows:

ARTICLE I. NAME AND ADDRESS

The name of this corporation is Holmes Blvd. Condo Association, Inc., a Florida not-for-profit corporation, hereinafter referred to as the Association. The street address and mailing address for the Association is 6931 Grande Vista Way South, South Pasadena, FL 33707.

ARTICLE II. PURPOSE

The Association is organized as a corporation not for profit under the terms and provisions of Chapter 617 of the Florida Statutes, and is a condominium association, as referred to and authorized by Section 718.111 of the Florida Statutes. The specific purpose for which the Association is organized is to provide an entity responsible for the operation

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of a condominium located in the City of Holmes Beach, Manatee County, Florida, known as Holmes Blvd. Condominium, hereinafter referred to as the Condominium. The Declaration of Condominium, and any amendments thereto, whereby the Condominium has been or will be created is hereinafter referred to as the "Declaration". The developer of the Condominium is Frank Quesada, as Trustee of the Frank Quesada Revocable Trust Agreement dated the 10th day of July, 2003, hereinafter referred to as Developer.

The foregoing paragraph enumerates the specific purposes of the Association, but it is expressly provided hereby that such enumeration shall not be held to limit or restrict in any manner the purposes or powers of the Association otherwise permitted by law.

ARTICLE III. POWERS AND DUTIES

Section 1. The Association shall have all of the common law and statutory powers of a corporation not for profit which are not in conflict with the Declaration and Chapter 718 of the Florida Statutes, hereinafter referred to as the Condominium Act.

Section 2. The Association shall have all of the powers and duties set forth in the Condominium Act, as lawfully modified by these Articles of Incorporation, the Bylaws for the Association, or the Declaration.

ARTICLE IV. LIMITATIONS ON ACTIVITIES

No part of the net earnings of the Association shall inure to the benefit of, or be distributable to, any member, director or officer of the Association; provided, however, the Association may pay compensation in a reasonable amount for services rendered.

ARTICLE V. TERM OF EXISTENCE

The Association shall have perpetual existence, unless dissolved according to law.

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ARTICLE VI. MEMBERS

Every record owner of legal title to a unit in the Condominium shall be a member of the Association; provided, however, in the event of termination of the Condominium, members shall be those persons or other legal entities who are members at the time of such termination, their successors and assigns. Membership in the Association shall automatically terminate when the ownership interest supporting said membership vests in another person or entity.

ARTICLE VII. BOARD OF DIRECTORS

Section 1. The business affairs of the Association shall be managed by the Board of Directors.

Section 2. The Association shall have four (4) directors. The names of the initial directors who shall serve until the first election by the members are Frank Quesada, Vicky B. Cerniglia, Christine E. Cerniglia, and Bonny S. Quesada.

Section 3. The first election of directors shall not be held until unit owners other than Developer are entitled to elect at least one (1) director pursuant to the provisions of the Condominium Act. Any vacancies on the Board occurring before the first election shall be filled by Developer.

SECTION VIII. OFFICERS

Section 1. The officers of the Association shall be a President, a Vice President (if determined to be necessary by the Board of Directors), a Secretary and a Treasurer. Such other officers, assistant officers and agents as may be deemed necessary may be elected or appointed from time to time as provided in the Bylaws.

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Section 2. The names of the persons who are to serve as officers of the Association until the first annual meeting of the Board of Directors are:

<u>OFFICE</u>	<u>NAME</u>
President	Frank Quesada
Vice President	Vicky B. Cerniglia
Secretary	Christine E. Cerniglia
Treasurer	Bonny S. Quesada

Section 3. The officers shall be elected at each annual meeting of the Board of Directors or as provided in the Bylaws, and each shall serve until his or her successor is chosen and qualified, or until his or her earlier resignation, removal from office or death.

Section 4. The officers shall have such duties, responsibilities, and powers as provided in the Bylaws and the Florida Statutes.

ARTICLE IX. AMENDMENTS

These Articles of Incorporation may be amended as set forth in the Florida Statutes, as amended from time to time.

WHEREFORE, the Association has caused these Amended and Restated Articles of Incorporation to be executed by its undersigned officer this 29 day of July, 2022.

HOLMES BLVD. CONDO ASSOCIATION, INC.

By: 
Frank Quesada, President

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