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RECEIVED**2022 APR -7 PM 2:55****FLORIDA DEPARTMENT OF STATE
DIVISION OF CORPORATIONS
COMMERCIAL SERVICES**

**FLORIDA PROFIT/NON PROFIT CORPORATION
WINCHESTER UMBRELLA ASSOCIATION, INC.**

Certificate of Status	0
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Page Count	04
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**2022 APR -7 AM 12:51
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TALLAHASSEE, FLORIDA****FILED**[Electronic Filing Menu](#)[Corporate Filing Menu](#)[Help](#)



FLORIDA DEPARTMENT OF STATE
Division of Corporations

April 7, 2022

CSC

SUBJECT: WINCHESTER UMBRELLA ASSOCIATION, INC.
Ref. Number: W22000046431

We have received your document for WINCHESTER UMBRELLA ASSOCIATION, INC. and your check(s) totaling \$. However, the enclosed document has not been filed and is being returned for the following correction(s):

The document must have original signatures.

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) 245-6052.

Neysa Culligan
Regulatory Specialist III

Letter Number: 922A00008128

FLORIDA DEPARTMENT OF STATE
TALLAHASSEE, FLORIDA

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ARTICLES OF INCORPORATION OF
WINCHESTER UMBRELLA
ASSOCIATION, INC.,
A NON-PROFIT CORPORATION

The undersigned, with other persons being desirous of forming a nonprofit corporation, under the provisions of Chapter 617 of the Florida Statutes, hereby submits the following:

ARTICLE I – NAME

The name of the corporation is:

Winchester Umbrella Association, Inc.

The address of the principal office of this corporation shall be 2600 Golden Gate Parkway, Naples, Florida 34105, and the mailing address of the corporation shall be the same.

ARTICLE II – NATURE OF BUSINESS

The corporation may engage in or transfer in any or all lawful activities or business permitted under the laws of the United States, the State of Florida, or any other state country, territory or nation. The purpose for which the Corporation is organized is to serve as property owner's association for the commercial real estate project known as Winchester, and located in Naples, Florida. The corporation shall have all the powers set forth in Section 617.0302 of the Florida Statutes, as the same may be amended from time to time. The corporation shall also have the authority to accept future phases of land into the corporation.

ARTICLE III – MANNER OF ELECTION OF OFFICERS AND DIRECTORS

The Board shall be elected or appointed pursuant to the terms set forth in the Declaration of Covenants, Conditions and Restrictions for Winchester and the Bylaws of the corporation.

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STATE OF FLORIDA
TALLAHASSEE, FLORIDA

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ARTICLE IV- INCORPORATOR

The name and address of the incorporator of these Articles is:

David Genson
2600 Golden Gate Parkway
Naples, Florida 34105

ARTICLE V – TERM OF EXISTENCE

This corporation is to exist perpetually. If the corporation is dissolved, the Surface Water Management System and any Common Areas that include the Surface Water Management System shall be conveyed to a local government acceptable to the South Florida Water Management District. If the local government declines to accept the conveyance, then the Surface Water Management System and any Common Areas that include the Surface Water Management System shall be conveyed to a similar non-profit corporation,

ARTICLE VI – REGISTERED AGENT

The initial registered agent of the corporation shall be David Genson and the street address of the initial registered office of the corporation shall be 2600 Golden Gate Parkway, Naples, Florida 34105. The registered agent shall maintain copies of all further permitting actions for the benefit of the association.

ARTICLE VII – OFFICERS AND DIRECTORS

The names and street addresses of the initial Officers and Directors are:

David Genson
2600 Golden Gate Parkway
Naples, Florida 34105

President/Director

Daniel J. Hughes
1001 Brickell Bay Drive
Suite #2733
Miami, Florida 33131

Vice-President/Director

Austin Howell
2600 Golden Gate Parkway
Naples, Florida 34105

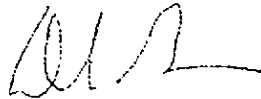
Secretary-Treasurer/Director

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TALLAHASSEE, FLORIDA

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The undersigned, David Genson, hereby submits the foregoing Articles on this 5th day of April, 2022.



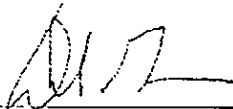
David Genson

ACCEPTANCE OF REGISTERED AGENT DESIGNATED

IN ARTICLES OF INCORPORATION

WINCHESTER SQUARE UMBRELLA ASSOCIATION, INC.

David Genson, having a business at 2600 Golden Gate Parkway, Naples Florida 34105, and having been designated as the Registered Agent in the above and foregoing Articles, is familiar with and accepts the obligations of Registered Agent under Chapter 617, Florida Statutes.



David Genson

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TALLAHASSEE, FLORIDA

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