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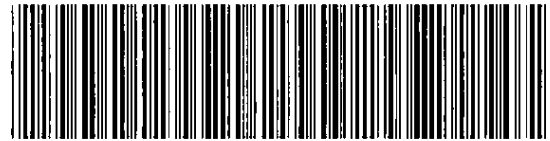
(Business Entity Name)

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Certified Copies _____ Certificates of Status _____

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09/18/23--01005--003 **70.00

FILED
2023 SEP 18 PM 1:10
ALLIANCE

COVER LETTER

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

SUBJECT: SOUTH FLORIDA ECONOMIC DEVELOPMENT 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: Norman C. Powell
Name (Printed or typed)

1666 J. F. KENNEDY CAUSEWAY, SUITE 420
Address

North Bay Village, Florida 33141
City, State & Zip

786-275-6932
Daytime Telephone number

info@normanpowell.com
E-mail address: (to be used for future annual report notification)

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

ARTICLES OF INCORPORATION
OF
SOUTH FLORIDA ECONOMIC DEVELOPMENT CORP.
(Pursuant to 617, Florida Statutes (Not for Profit))

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2023 SEP 18 PM 1:10
CLERK OF CIRCUIT COURT
IN AND FOR THE COUNTY OF DADE, FLORIDA

ARTICLE I
NAME

The name of the corporation shall be the South Florida Economic Development Corp. ("Company").

ARTICLE II
MAILING AND PRINCIPAL ADDRESS

The mailing and street address of the principal office of the Company shall be 1666 J.F. Kennedy Causeway, Suite 420, North Bay Village, Florida 33141.

ARTICLE III
PURPOSE

Company is organized exclusively for charitable, religious, educational, and scientific purposes, including for such purposes, the making of distributions to organizations that qualify as exempt organizations under Section 501(c)(3) of the Internal Revenue Code, or corresponding section of any future federal tax code. The business activity for the Company is, without limitation, the following:

to address the socioeconomic inequalities that affect South Florida's disadvantaged communities by developing affordable housing and other opportunities to accelerate solutions to make housing affordable through strategic partnerships with public and private entities.

No part of the net earnings of this Company shall inure to the benefit of, or be distributable to, its members, trustees, officers, or other private persons, except that the organization shall be authorized and empowered to pay reasonable compensation services rendered and to make payments and distributions in furtherance of the purposes set forth in the Purpose clause hereof. No substantial part of the activities of the Company shall be the carrying on of propaganda, or otherwise attempting to influence legislation, and this Company 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 Company shall not carry on any other activities not permitted to be carried on (a) by an organization exempt from 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 the corresponding section of any future tax code.

**ARTICLE IV
MANNER OF ELECTION**

The method by which the directors of the Company are elected or appointed will be stated in the Company's Bylaws.

**ARTICLE V
INITIAL OFFICERS AND/OR DIRECTORS**

Name and Title:	Keith A. Carswell 1666 J. F. Kennedy Causeway, Suite 420 North Bay Village, Florida 33141	President
Name and Title:	Della Pitts 1666 J.F. Kennedy Causeway, Suite 420 North Bay Village, Florida 33141	Vice-President
Name and Title:	Michael F. Coles 1666 J.F. Kennedy Causeway, Suite 420 North Bay Village, Florida 33141	Secretary/Treasurer
Name and Title:	Ann Latimer 1666 J. F. Kennedy Causeway, Suite 420 North Bay Village, Florida 33141	

**ARTICLE VI
REGISTERED AGENT**

The name and Florida address of the Company's registered agent is:

Name:	Norman C. Powell, Esq. Law Offices of Norman C. Powell
Address:	1666 J. F. Kennedy Causeway, Suite 420 North Bay Village, Florida 33141

**ARTICLE VII
INCORPORATOR**

The name and address of the Incorporator is:

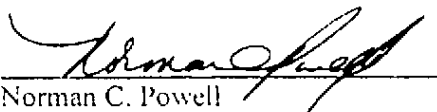
Name:	Norman C. Powell
Address:	1666 J. F. Kennedy Causeway, Suite 420 North Bay Village, Florida 33141

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2023 SEP 18 PM 1:10
ALL INFORMATION CONTAINED
HEREIN IS UNCLASSIFIED
DATE 07-10-2019 BY 60322 UCBAW

**ARTICLE VIII
AMENDMENT**

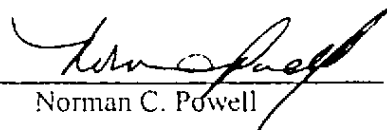
The Articles may be amended only in accordance with the Company's Bylaws.

IN WITNESS WHEREOF, the undersigned has made and subscribed to these Articles of Organization on this 13th day of September 2023.


Norman C. Powell

ACCEPTANCE OF REGISTERED AGENT

The undersigned, being the person named in the Articles of Organization of the SOUTH FLORIDA ECONOMIC DEVELOPMENT CORP., as the registered Agent of this not-for-profit company, hereby consents to accept service of process for the above-stated company at the place designated in the Articles of Organization and accepts the appointment as Registered Agent and agrees to act in this capacity. The undersigned further agrees to comply with the provisions of all applicable Florida laws relating to the proper and complete performance of my duties and is familiar with and accepts the obligations of the position as Registered Agent.

By: 
Norman C. Powell

Dated: September, 13th, 2023