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TALLAHASSEE, FLORIDA

MAY 08 2013

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Of Counsel

April 30, 2013

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

**Re: Certificate as to Amended and Restated Articles of Incorporation
Cross Pointe Homeowners Association of Pinellas, Inc.**

Dear Sir/Madame:

Enclosed please find a Certificate of Amended and Restated Articles of Incorporation of Cross Pointe Homeowners Association of Pinellas, Inc.

Please file same and return a certified copy to the above address.

A check in the amount of \$43.75 is enclosed for the Division's fees.

Sincerely,

JOSEPH R. CIANFRONE, P.A.



Tiffany A. Grant

TAG:cml
Enclosure

cc: Board of Directors

AMENDED AND RESTATED
ARTICLES OF INCORPORATION
OF
CROSS POINTE HOMEOWNERS ASSOCIATION OF PINELLAS, INC.

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WHEREAS, the original Articles of Incorporation were filed with an effective date of November 20, 1990;

WHEREAS, pursuant to Article IX, the Articles of Incorporation may be amended by the affirmative vote of a majority of the members present at a meeting called and held for purposes of amending the Articles of Incorporation; and

WHEREAS, a meeting was properly noticed and duly called and the necessary vote was obtained and the Articles of Incorporation are hereby amended and restated as follows:

The Association is established as a non-profit corporation under Chapter 617 of the Florida Statutes and is a "homeowners' association" as that term is defined in Chapter 720 of the Florida Statutes.

ARTICLE I
CORPORATE NAME

The name of the corporation (hereinafter called the Association) is CROSS POINTE HOMEOWNERS ASSOCIATION OF PINELLAS, INC.

ARTICLE II
PURPOSE AND POWERS

The primary purpose for which the Association is formed is to provide for maintenance, preservation and architectural control of the residential lots and other parcels within a certain tract of real property as more particularly described as CROSS POINTE as recorded in Plat Book 106, pages 49 through 54, inclusive, of the Public Records of Pinellas County, Florida, (hereinafter sometimes referred to as the "Property"), and to promote the health, safety, and welfare of the residents within the above-described subdivision and such additions thereto as may hereafter be brought within the jurisdiction of the Association for such purpose.

In furtherance of such purposes, the Association shall have power to:

(a) Perform all of the duties and obligations of the Association as set forth in a certain Master Declaration of Covenants and Restrictions (the Declaration) applicable to the subdivision of CROSS POINTE which is recorded in O.R. Book 7430, Page 1 et seq. of the Public Records of Pinellas County, Florida, as same may be amended from time to time;

(b) Perform all of the duties and obligations of a "homeowners' association" as defined in Chapter 720 of the Florida Statutes;

(c) Affix, levy and collect and enforce payment by any lawful means of, all charges and assessments pursuant to the terms of the Declaration; and pay all expenses in connection therewith, and all office and other expenses incidental to the conduct of the business of the Association, including all licenses, taxes, or governmental charges levied on or imposed against the property of the Association;

(d) Acquire (by gift, purchase or otherwise), own, hold, and improve, build upon, operate, maintain, convey, sell, lease, transfer, dedicate to public use, or otherwise dispose of real and personal property in connection with the affairs of the Association;

(e) Borrow money and, subject to consent by the affirmative vote of two-thirds of the eligible voting members present, in person or by proxy, and voting at a meeting, called for such purpose, at which a quorum has been established, may mortgage, pledge, convey by deed of trust, or hypothecate any or all of its real or personal property as security for money borrowed or debts incurred;

(f) Dedicate, sell, or transfer all or any part of the Common Areas to any municipality, public agency, authority, or utility for such purposes and subject to such conditions as may be agreed upon by the members. No such dedication, sale, or transfer shall be effective unless approved by the affirmative vote of two-thirds of the eligible voting members present, in person or by proxy, and voting at a meeting, called for such purpose, at which a quorum has been established;

(g) Participate in mergers and consolidations with other non-profit corporations organized for the same purposes;

(h) Have and exercise any and all powers, rights, and privileges that a non-profit corporation organized under Chapter 617 of the Florida Statutes or a Homeowners' Association under Chapter 720 of the Florida Statutes by law may now or hereafter have or exercise.

The Association is organized and shall be operated exclusively for the purposes set forth above. The activities of the Association will be financed by assessments against members as provided in the Declaration, and no part of any net earnings of the Association will inure to the benefit of any member.

ARTICLE III MEMBERSHIP

Every person or entity who is a record owner of a fee or undivided fee interest in any lot which is subject to covenants of record to assessment by the Association, including contract sellers, but excluding persons or entities holding title merely as security for performance of an obligation, shall be a member of the Association. Membership shall be appurtenant to and may not be separated from ownership of a lot which is subject to assessment by the Association.

ARTICLE IV
CORPORATE EXISTENCE

The period of duration of the Association shall be perpetual effective November 20, 1990.

ARTICLE V

The name and post office address of each subscriber is:

Name:	Address:
Craig Turtzo	31111 U.S. 19 North Palm Harbor, FL 34684
Farhod Nikjeh	31111 U.S. 19 North Palm Harbor, FL 34684
Jeannie Spraitz	31111 U.S. 19 North Palm Harbor, FL 34684

ARTICLE VI
BOARD OF DIRECTORS AND OFFICERS

The affairs of the Association shall be managed by a Board of Directors, the number of which shall be established in accordance with the Bylaws. There shall be a President and Vice President, who shall at all times be members of the Board of Directors, and a Secretary and Treasurer. Such officers shall be elected or appointed at the first meeting of the Board of Directors following each annual meeting of members.

The names of the current officers who are to serve until the next election or appointment are:

Name:	Office:
Doug McGee	President
Bryan Yoho	Vice President
Glen Pfeiffer	Treasurer
Jan McGee	Secretary

ARTICLE VII

The number of persons constituting the current Board of Directors of the Association is five (5), and the names and addresses of the persons who are currently serving as directors until the next election are:

Doug McGee	11350 66 th Street North, Suite 124 Largo, FL 33773
Bryan Yoho	11350 66 th Street North, Suite 124 Largo, FL 33773
Glen Pfeiffer	11350 66 th Street North, Suite 124 Largo, FL 33773
Jan McGee	11350 66 th Street North, Suite 124 Largo, FL 33773
Paul Seigel	11350 66 th Street North, Suite 124 Largo, FL 33773

ARTICLE VIII BYLAWS

The Bylaws of the Association may be made, altered, or rescinded at any annual meeting of the Association, or at any special meeting duly called for such purpose, in the manner set forth in the Bylaws.

ARTICLE IX AMENDMENT

Amendments to these Articles of Incorporation may be proposed by any member of the Association. The Articles may be amended by the affirmative vote of two-thirds of the eligible voting members present, in person or by proxy, and voting at a meeting, called for such purpose, at which a quorum has been established. No such amendment shall materially affect or interfere with the rights of lot owners or lienors.

ARTICLE X VOTING RIGHTS

Members shall be entitled to one vote for each lot owned. When more than one person holds an interest in any lot, all such persons shall be members. The vote for such lot shall be exercised as such members may determine among themselves or as may be further set forth in the Bylaws, but in no event shall more than one vote be cast with respect to any lot.

ARTICLE XI
DESIGNATION OF REGISTERED AGENT AND ADDRESS

The street address of the registered agent at the time of this filing is 11350 66th Street North, Suite 124, Largo, FL 33773. The name of the registered agent of this corporation at the time of this filing at the address listed is Holiday Isles Property Mgmt., Inc.. The principal office and mailing address of the Association shall be the same as that listed for the mailing address of the registered agent, which at the time of this filing is 11350 66th Street North, Suite 124, Largo, FL 33773.

ARTICLE XII
DISSOLUTION

Upon dissolution of the Association which shall require the consent of two-thirds (2/3) of the members, the assets of the Association shall be distributed to an appropriate public agency to be used for purposes similar to those for which the Association was created. In the event such distribution is refused acceptance, such assets shall be granted, conveyed, and assigned to any non-profit corporation, association, trust, or other organization organized and operated for such similar purposes.

ARTICLE XIII
ADDITIONS TO THE PROPERTY

Additions to the real property governed by the Association may be made only in accordance with the provisions of the Declaration or any other recorded Covenants and Restrictions applicable to the Property. Such additions, when properly made under the Declaration or other applicable Covenants, shall extend the jurisdiction, functions, duties and membership of this Association to such added Properties.

Adopted: April 18, 2013

CROSS POINTE HOMEOWNERS
ASSOCIATION OF PINELLAS, INC.

By: _____

Doug McGee, President

Attest:

Jan McGee
Jan McGee, Secretary

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PREPARED BY AND RETURN TO:
JOSEPH R. CIANFRONE, P.A.
1964 BAYSHORE BOULEVARD, SUITE A
DUNEDIN, FL. 34698

**CERTIFICATE
AS TO
AMENDED AND RESTATED
ARTICLES OF INCORPORATION
OF**

CROSS POINTE HOMEOWNERS ASSOCIATION OF PINELLAS, INC.

NOTICE IS HEREBY GIVEN that at a duly noticed and called meeting of the members on April 18, 2013, called for the purpose of voting on proposed amended and restated documents for the Association, the Amended and Restated Articles of Incorporation of Cross Pointe Homeowners Association of Pinellas, Inc., which are attached hereto were duly adopted by at least 2/3 affirmative vote of the total number of lots after following the procedures set forth in the Articles of Incorporation for amending same, this being higher than the number of votes required by the general amendment provisions and sufficient for approval.

IN WITNESS WHEREOF, CROSS POINTE HOMEOWNERS ASSOCIATION OF PINELLAS, INC. has caused this Certificate to be executed in accordance with the authority hereinabove expressed this 26th day of April, 2013.

**CROSS POINTE HOMEOWNERS ASSOCIATION
OF PINELLAS, INC.**

(Corporate Seal)

By: _____

Doug McGee, as President

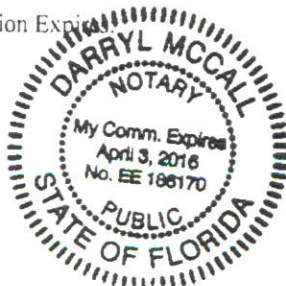
ATTEST:

Jan McGee
Jan McGee, as Secretary

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this 26th day of April, 2013, by Doug McGee, as President, and Jan McGee, as Secretary of CROSS POINTE HOMEOWNERS ASSOCIATION OF PINELLAS, INC., a Florida not for profit corporation, on behalf of the corporation. They took an oath, and are personally known to me or have produced Driver's License as identification to be the President and Secretary of the corporation executing the foregoing instrument, and they acknowledged executing the same voluntarily under the authority duly vested in them by said corporation. If no type of identification is indicated, the above-named persons are personally known to me.

My Commission Expires _____



Darryl McCall
Notary Public
State of Florida at Large