



**State of Rhode Island  
Office of the Secretary of State**

**Fee: \$150.00**

Division Of Business Services  
148 W. River Street  
Providence RI 02904-2615  
(401) 222-3040

**Limited Liability Company  
Articles of Organization**

(Chapter 7-16-6 of the General Laws of Rhode Island, 1956, as amended)

**ARTICLE I**

The name of the limited liability company is: NEWPORT CENTER LLC

**ARTICLE II**

The street address (post office boxes are not acceptable) of the limited liability company's registered agent in Rhode Island is:

No. and Street: PARTRIDGE SNOW & HAHN  
40 WESTMINSTER ST., STE. 1100

City or Town: PROVIDENCE

State: RI

Zip: 02903

The name of the resident agent at such address is: JAY PEABODY, ESQ.

**ARTICLE III**

Under the terms of these Articles of Organization and any written operating agreement made or intended to be made, the limited liability company is intended to be treated for purposes of federal income taxation as:

*Check one box only*

☒ a partnership    ☐ a corporation    ☐ disregarded as an entity separate from its member

**ARTICLE IV**

The address of its principal office of the limited liability company if it is determined at the time of organization:

No. and Street: C/O SCHIAVO ENTERPRISES  
858 WASHINGTON ST., #305

City or Town: DEDHAM

State: MA

Zip: 02903

Country: USA

**ARTICLE V**

The limited liability company has the purpose of engaging in any lawful business, unless a more limited purpose is set forth in Article VI of these Articles of Organization.

The period of its duration is: ☒ Perpetual    ☐

**ARTICLE VI**

Additional provisions, if any, not inconsistent with law, which members elect to have set forth in these Articles of Organization, including, but not limited to, any limitation of the purposes or any other provision which may be included in an operating agreement:

1. EXCEPT FOR THOSE ACTIONS UNDER SECTION 7-16-21(B)(1), (2) AND  
(3) OF THE RHODE ISLAND LIMITED LIABILITY COMPANY ACT, ANY ACTION

REQUIRED OR PERMITTED TO BE TAKEN BY VOTE OF THE MEMBERS MAY BE TAKEN WITHOUT A MEETING ON THE WRITTEN CONSENT OF LESS THAN ALL OF THE MEMBERS ENTITLED TO VOTE ON SUCH ACTION, IF THE MEMBERS THAT CONSENT WOULD BE ENTITLED TO CAST AT LEAST THE MINIMUM NUMBER OF VOTES WHICH WOULD BE REQUIRED TO TAKE THE ACTION AT A MEETING AT WHICH ALL MEMBERS

ENTITLED TO VOTE ON SUCH ACTION ARE PRESENT.

2. NO MEMBER OR MANAGER SHALL HAVE PERSONAL LIABILITY TO THE COMPANY OR TO ANY MEMBER FOR MONETARY DAMAGES FOR BREACH OF SUCH MANAGER'S DUTY AS A MANAGER OR MEMBER'S DUTY AS A MEMBER, PROVIDED THAT

THIS PROVISION SHALL NOT ELIMINATE OR LIMIT THE LIABILITY OF SUCH MEMBER OR MANAGER: (I) FOR ANY BREACH OF THE DUTY OF LOYALTY TO THE COMPANY OR TO THE MEMBERS; (II) FOR ACTS OR OMISSIONS NOT IN GOOD FAITH OR WHICH INVOLVE INTENTIONAL MISCONDUCT OR A KNOWING VIOLATION OF LAW;

(III) UNDER §7 16 32 OF THE RHODE ISLAND LIMITED LIABILITY COMPANY ACT;

OR (IV) FOR ANY TRANSACTION FROM WHICH THE MANAGER OR MEMBER DERIVED AN

IMPROPER PERSONAL BENEFIT, UNLESS SUCH TRANSACTION WAS WITH THE INFORMED CONSENT OF THE DISINTERESTED MEMBERS.

3. THE OWNERSHIP OF THE COMPANY IS SUBJECT TO TRANSFER

RESTRICTIONS CONTAINED IN ITS OPERATING AGREEMENT AND COPIES THEREOF ARE ON FILE AT THE REGISTERED OFFICE OF THE COMPANY. MEMBERSHIP

INTERESTS OF THE COMPANY ARE TRANSFERABLE ONLY UPON COMPLIANCE WITH THE

PROVISIONS OF SAID TRANSFER RESTRICTIONS.

#### ARTICLE VII

The limited liability company is to be managed by its \_\_\_ Members or X Managers (check one)  
(If managed by Members, go to ARTICLE VIII)

The name and address of each manager (If LLC is managed by Members, DO NOT complete this section):

| Title   | Individual Name<br>First, Middle, Last, Suffix | Address<br>Address, City or Town, State, Zip Code, Country               |
|---------|------------------------------------------------|--------------------------------------------------------------------------|
| MANAGER | JEFFREY CHARNESKY                              | C/O GOEDECKE & CO., 10 HIGH ST., 11TH FL.<br>BOSTON, MA 02110 USA        |
| MANAGER | ROBERT SCHIAVO                                 | C/O SCHIAVO ENTERPRISES, 858 WASHINGTON ST. #305<br>DEDHAM, MA 02026 USA |

#### ARTICLE VIII

The date these Articles of Organization are to become effective, not prior to, nor more than 90 days after the filing of these Articles of Organization.

Later Effective Date:

*This electronic signature of the individual or individuals signing this instrument constitutes the affirmation or acknowledgement of the signatory, under penalties of perjury, that this instrument is that individual's act and deed or the act and deed of the company, and that the facts stated herein are true, as of the date of the electronic filing, in compliance with R.I. Gen. Laws § 7-16.*

**Signed this 17 Day of June, 2021 at 10:14:24 AM by the Authorized Person.**

JEFFREY CHARNESTKY

**Address of Authorized Signer:**  
C/O GOEDECKE & CO., 10 HIGH ST., 11TH FLOOR, BOSTON, MA 02110

Form No. 400  
Revised 09/07

© 2007 - 2021 State of Rhode Island  
All Rights Reserved



State of Rhode Island

**Department of State | Office of the Secretary of State**

**Nellie M. Gorbea**, *Secretary of State*

I, NELLIE M. GORBEA, Secretary of State of the State of Rhode Island,  
hereby certify that this document, duly executed in accordance with the provisions  
of Title 7 of the General Laws of Rhode Island, as amended, has been filed in this

office on this day:

June 17, 2021 10:12 AM

A handwritten signature in blue ink, appearing to read "Nellie M. Gorbea". The signature is fluid and cursive.

Nellie M. Gorbea

*Secretary of State*

