2024 Form 1 - Statement of Financial Interests

Filed with COE: 06/24/2025

General Information

Name: Mr Scott Singer

PID 255461

AGENCY INFORMATION

Organization	Suborganization	Title
Boca Raton	City Council	Mayor
Department of Commerce	Board of Directors, CareerSourceFlorida	

Disclosure Period

THIS STATEMENT REFLECTS YOUR FINANCIAL INTERESTS FOR CALENDAR YEAR ENDING DECEMBER 31, 2024.

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Primary Sources of Income

PRIMARY SOURCE OF INCOME (Over $2,500) (Major sources of income to the reporting person)
(If you have nothing to report, write “none” or “n/a”)

Name of Source of Income	Source's Address	Description of the Source's Principal Business Activity
The Ormjmp Foundation, Inc.	251 Little Falls Drive, Wilmington, DE 19808	Non-profit organization
Scott M. Singer I Trust	c/o Scott M. Singer, 621 NW 53rd Street, Suite 125, Boca Raton, FL 33487	Real Estate Investment
Hyannis Corporation	3530 Mystic Pointe Drive, Suite 302, Aventura, FL 33180	Real Estate Investment
Hyannis Investments LLC	3530 Mystic Pointe Drive, Suite 302, Aventura, FL 33180	Real Estate Investment
Vanguard	PO Box 3009, Monroe, WI 53566	Financial Services
Roko Design Group, Inc.	1106 Brentwood St., Austin, TX 78757	Publishing
Law Shack, LLC	31 Sabal Island Drive, Ocean Ridge, FL 33435	Legal Services
National Financial Services LLC	499 Washington Blvd., Jersey City, NJ 07310	Financial Services
Morgan Stanley Private Bank, NA	PO Box 484, Jersey City, NJ 07303	Financial Services
Hyannis View LLC	3530 Mystic Pointe Drive, Suite 302, Aventura, FL 33180	Real Estate Investment

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Secondary Sources of Income

SECONDARY SOURCES OF INCOME (Major customers, clients, and other sources of income to businesses owned by the reporting person) (If you have nothing to report, write “none” or “n/a”)

Name of Business Entity	Name of Major Sources of Business' Income	Address of Source	Principal Business Activity of Source
Scott M. Singer I Trust	Hyannis Corp.	3530 Mystic Pointe Drive, Suite 302, Aventura, FL 33180	Real Estate Investment
Scott M. Singer I Trust	Hyannis Investments LLC	3530 Mystic Pointe Drive, Suite 302, Aventura, FL 33180	Real Estate Investment
Hyannis Corporation	EAMCS LLC	1617 W Niatross Pl, Tucson, AZ 85704	Hair salon business
Hyannis Corporation	Heat II, LLC	1610 Little Raven St., Suite 301, Denver, CO 80202	Restaurant business
Hyannis Corporation	Roy H. Long Realty Company, Inc.	6800 France Ave. S., Suite 610, Edina, MN 55435	Real estate brokerage
Hyannis Corporation	Mama’s Amore, LLC	4020 N. Via de Cuerns, Tucson, AZ 85718	Restaurant business
Hyannis Investments LLC	Goodyear Tire & Rubber	c/o CBRE, Inc., 5100 Poplar Ave., Suite 100, Memphis, TN 38137	Retail sales
Hyannis Investments LLC	National Financial Services LLC	499 Washington Blvd., Jersey City, NJ 07310	Financial services
Hyannis Investments LLC	MedHealth	1441 N. Buckley Ave., Dallas, TX 75203	Healthcare
Roko Design Group, Inc.	Google Inc.	1600 Amphitheatre Parkway, Mountain View, CA 94043	Information techonology
Scott M. Singer I Trust	Hyannis View LLC	3530 Mystic Pointe Drive, Suite 302, Aventura, FL 33180	Real Estate Investment

Real Property

REAL PROPERTY (Land, buildings owned by the reporting person)
(If you have nothing to report, write “none” or “n/a”)

Location/Description
675 Skymarks Drive, Jacksonville, FL

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Intangible Personal Property

INTANGIBLE PERSONAL PROPERTY (Stocks, bonds, certificates of deposit, etc. over $10,000)
(If you have nothing to report, write “none” or “n/a”)

Type of Intangible	Business Entity to Which the Property Relates
Stock	Hyannis Corporation
LLC Membership Interest	Hyannis Investments LLC
Beneficial interest	Scott M. Singer I Trust
Stock	Singer Law Office, P.A.
Stock	Roko Design Group, Inc.
Bank accounts	Morgan Stanley Private Bank
Bank accounts	Wells Fargo
Beneficial interest	Scott Singer Office Account
Note receivable	Hyannis View LLC
Savings bonds	United States Treasury
LLC Membership Interest	Sharding Holdings 67 a series of Sharding Holdings Management LLC
Interest in ETF	VOO
Interest in ETF	VT
Interest in ETF	VTI
Interest in ETF	VTEB
Cash deposits within brokerage accounts	Etrade accounts
Cash deposits within brokerage accounts	Raymond James Bank Deposit Program
Interest in note	CUSIP: 09711AGA0
Interest in note	CUSIP: 09711AGE2
Interest in note	CUSIP: 09711AWB0
Interest in note	CUSIP: 22553P2F5
Interest in note	CUSIP: 40057C2K6
Interest in note	CUSIP: 40057HPB0
Interest in note	CUSIP: 40447APM0
Interest in note	CUSIP: 48132TWA0
Interest in note	CUSIP: 48133CSH6
Interest in note	CUSIP: 61775HFV4
Interest in note	CUSIP: 61775HKQ9
Interest in note	CUSIP: 90279F3J8
Interest in note	CUSIP: 90279FNY3

Type of Intangible	Business Entity to Which the Property Relates
Interest in note	CUSIP: 90279G2N8
Interest in note	CUSIP: 90279GNR6
Mutual fund shares	American Century Retirement Fund 2040 Class C
Mutual fund shares	FBIFX
Mutual fund shares	FXAIX
Mutual fund shares	VHYAX
Mutual fund shares	VLCAX
Mutual fund shares	VMGMX
Mutual fund shares	VSTCX
Mutual fund shares	VTIAX
Mutual fund shares	VTSAX
Mutual fund shares	VWAHX
Mutual fund shares	VWILX
Stock	BRK.B
Stock	DIS
Stock	MSFT
Mutual fund shares in minors' 529 college savings accounts	Vanguard Aggressive Growth Portfolio
Mutual fund shares in minors' 529 college savings accounts	Vanguard Growth Index Portfolio
Mutual fund shares in minors' 529 college savings accounts	Vanguard Value Index Portfolio
Mutual fund shares in minor's 529 college savings account	Vanguard Target Enrollment 2030/2031 Portfolio
Mutual fund shares in minor's 529 college savings account	Vanguard Target Enrollment 2032/2033 Portfolio
Mutual fund shares	American Century One Choice 2040 Trust
Mutual fund shares	American Century One Choice 2050 Trust
Stock	COST
Interest in note	CUSIP: 05612DZK9
Interest in note	CUSIP: 05615HUM8
Interest in note	CUSIP: 05724BAD1
Interest in note	CUSIP: 06376DX82
Interest in note	CUSIP: 06745QNH8
Interest in note	CUSIP: 06745YGB2
Interest in note	CUSIP: 06746ASH7

Type of Intangible	Business Entity to Which the Property Relates
Interest in note	CUSIP: 06746B5D9
Interest in note	CUSIP: 17332M3P7
Interest in note	CUSIP: 17332MLT9
Interest in note	CUSIP: 24422EWP0
Interest in note	CUSIP: 254687FV3
Interest in note	CUSIP: 341081GP6
Interest in note	CUSIP: 40058EKH8
Interest in note	CUSIP: 40447BHG0
Interest in note	CUSIP: 47233YEU5
Interest in note	CUSIP: 48135M6K9
Interest in note	CUSIP: 61776M7B5
Interest in note	CUSIP: 61776RCK8
Interest in note	CUSIP: 61778CCH6
Interest in note	CUSIP: 63305LP31
Interest in note	CUSIP: 63305LY80
Interest in note	CUSIP: 9128337U8
Interest in note	CUSIP: 91324PCY6
Interest in note	CUSIP: 91324PDW9
Mutual fund shares	Fidelity Mid Cap Index
Mutual fund shares	Fidelity Small Cap Index
Interest in ETF	HODL
Stock	IRM
Mutual fund shares	JPMorgan Large Cap Growth R6
Stock	NVDA
Stock	PLTR
Interest in ETF	QQQ
Mutual fund shares	SPAXX
Mutual fund shares	Vanguard LifeStrategy Growth Inv
Stock	WMT
Stock	XOM
Limited partnership interest	VanEck Smart Contract Leaders Fund
Lease of vehicle	Lexus lease

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Liabilities

LIABILITIES (Major debts valued over $10,000):
(If you have nothing to report, write “none” or “n/a”)

Name of Creditor	Address of Creditor
Wells Fargo Bank N.A.	PO Box 14411, Des Moines, IA 50306
Lexus Financial Services	PO Box 4102, Carol Stream, IL 60197

Interests in Specified Businesses

INTERESTS IN SPECIFIED BUSINESSES (Ownership or positions in certain types of businesses)
(If you have nothing to report, write “none” or “n/a”)

Business Entity # 1
N/A

Training

This section applies only to an appointed school superintendent, an elected municipal officer, elected local officer of an independent special district or a commissioner of a community redevelopment agency created under Part III, Chapter 163, each of whom are required to complete annual ethics training pursuant to Section 112.3142, F.S.

☑ I certify that I have completed the required training under Section 112.3142, F.S.

☐ Required training under Section 112.3142, F.S., not applicable to filer for this form year.

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CPA/Attorney Signature Only

If a certified public accountant licensed under Chapter 473, or attorney in good standing with the Florida Bar prepared this form for you, he or she must complete the following statement:

I, **Mary Theresa Richards, CPA** prepared the CE Form 1 in accordance with Art. II, Sec. 8, Florida Constitution, Section 112.3145, Florida Statutes, and the instructions to the form. Upon my reasonable knowledge and belief, the disclosure herein is true and correct.

Mary Theresa Richards, CPA

Digitally signed: **06/24/2025**

Signature of Filer

Scott Singer

Digitally signed: **06/24/2025**

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