




**MEMORANDUM
CITY COUNCIL**

DATE: July 22, 2025
TO: Mayor and City Council
FROM: George Brown
City Manager 
SUBJECT: Text amendment related to building height in the Multi-Family (R-5) Zoning District. (AM-25-01)

APPLICATION REQUEST

A text amendment to [Chapter 28, "Zoning"](#), Code of Ordinances ("City Code"), to amend [Section 28-641](#), City Code, to raise the maximum height allowed in the R-5 Residential District from 85 feet to 100 feet, provided specific requirements are met.

Staff Recommendation:



Approval



Denial

I. APPLICATION DESCRIPTION

A. SUMMARY

The City Council directed the proposed ordinance in response to a private request by Boca Owner, LLC ("Applicant"). Specifically, the Applicant has requested that the City Council consider a text amendment to [Chapter 28, "Zoning"](#) of the City Code of Ordinances ("City Code") to increase the maximum height allowed in the R-5 Residential District from 85 feet to 100 feet, subject to specific requirements being satisfied ("Ordinance"). The Application is legislative, and the Applicant cannot detrimentally rely on the City's willingness to consider the Application. Specifically, the amendment pertains to the following section of the Code:

- City Code [Section 28-641](#), to increase the maximum height allowed in the R-5 Residential District from 85 feet to 100 feet, subject to specific requirements being satisfied. The current code permits a maximum building height of 85 feet. However, the amended code will allow buildings or structures to be constructed or modified to a maximum height of 100 feet if they are situated within an approved Planned Development ("PD") master plan that covers an area of at least 100 acres.

The Applicant currently has an application under review with the City to redevelop approximately 1.1 acres of the property located at 501 East Camino Real. The proposal aims to construct 76 dwelling units in an 8-story building, featuring a ground-level footprint of approximately 58,394 square feet and a maximum height of 100 feet ("Residential Building"). Approval of the Residential Building is contingent upon the approval of the proposed text amendment.

B. PUBLIC NOTICE

Pursuant to Section 50.0311(6), Florida Statutes, the City of Boca Raton utilizes Palm Beach County's designated publicly accessible website to publish legally required advertisements. A 10-day notice will be provided on that website for this text amendment.

II. PLANNING & ZONING BOARD RECOMMENDATION

At the Planning and Zoning Board ("Board") meeting on July 17th, 2025, the Board recommended approval with a unanimous vote of 5-0. No members of the public provided testimony regarding the Ordinance.

III. ANALYSIS

A. TEXT AMENDMENT REVIEW CRITERIA

City Code [Section 23-34](#), states that the administration of the Comprehensive Plan shall be governed by the principle that all development, all actions regarding development orders, and all land development regulations and codes enacted or amended by a governmental agency shall be consistent with the Comprehensive Plan. Section 163.3194(b), Florida Statutes, requires that all land development regulations enacted or amended shall be consistent with the adopted Comprehensive Plan, and that any land development regulations existing at the time of adoption which are not consistent with the adopted Comprehensive Plan shall be amended to be consistent. Staff has determined that the proposed amendments to the City Code are consistent with the Comprehensive Plan.

Staff Analysis:

The proposed amendment to City Code Section 28-641 will specifically apply to parcels within a PD master plan of at least one hundred (100) acres. This requirement ensures that parcels eligible for additional height have sufficient land area to accommodate necessary buffers and increased setbacks due to the added height.

Pursuant to Section 28-642 of the Code of Ordinances, the setback (or yard) for structures exceeding 25 feet in height within the R-5 District must be increased by 1 foot for every additional 2 feet (or portion thereof) in height. This regulation will also apply to any increased height resulting from this amendment. Consequently, this will create a greater yard setback than would be required for an 85-foot building.



IV. PROPOSED AMENDMENTS

The attached Ordinance, which accompanies this staff memorandum, indicates the specific changes to the City Code related to this text amendment with a strikethrough and underline format.



V. FINDINGS

1. The allowance to increase maximum building height in the R-5 zoning district will be restricted to properties that have an approved PD master plan and are at a minimum of 100 acres in size. All development parameters must be met in the R-5 zoning district.
2. Staff found no inconsistencies between the proposed text amendments and the City Comprehensive Plan.

FISCAL IMPACT: There is no fiscal impact associated with these ordinances.

STRATEGIC IMPACT: The proposed Ordinance supports the Strategic Focus Area of Growth Management and the following priorities:

- GM1: Promote development that allows residents and businesses to thrive while meeting future challenges and leveraging opportunities.
- GM2: Preserve community livability through responsible development standards, proactive code compliance, and targeted revitalization.

Document originated by: Eoin Devlin, Senior Planner



ORDINANCE

5741

1
2 AN ORDINANCE OF THE CITY OF BOCA RATON
3 AMENDING CHAPTER 28, "ZONING," ARTICLE X, DIVISION
4 11, SECTION 28-641, CODE OF ORDINANCES, TO
5 INCREASE THE MAXIMUM BUILDING HEIGHT IN THE R-5
6 MULTIFAMILY RESIDENTIAL ZONING DISTRICT FROM 85
7 FEET TO 100 FEET FOR BUILDINGS WITHIN A PLANNED
8 DEVELOPMENT MASTER PLAN OF AT LEAST 100 ACRES;
9 PROVIDING FOR SEVERABILITY; PROVIDING FOR
10 REPEALER; PROVIDING FOR CODIFICATION; PROVIDING
11 AN EFFECTIVE DATE (AM-25-01/PZCO-2025-00001)

12
13 WHEREAS, Boca Owner, LLC has requested that the City Council consider
14 amendments to Chapter 28, "Zoning," Article X, Division 11,
15 "R-5 Residential District," Section 28-641, "Building Height," Code of Ordinances, to increase the
16 maximum height in the R-5 zoning district from 85 feet to 100 feet for buildings within a Planned
17 Development ("PD") master plan of at least 100 acres; and

18 WHEREAS, the Development Services Department provided its recommendation
19 regarding the proposed amendments to the Code of Ordinances; and

1 WHEREAS, the Planning and Zoning Board, after notice and public hearing, has
2 considered the proposed amendments and submitted its recommendation to the City Council;
3 and

4 WHEREAS, the City Council, after notice and public hearing, has considered the
5 proposed amendments to the Code of Ordinances, the staff recommendation, the
6 recommendation of the Planning and Zoning Board, and all public comments; and

7 WHEREAS, the City Council desires to amend the Code of Ordinances in order to
8 incorporate the above-described amendments; now therefore

9
10 THE CITY OF BOCA RATON HEREBY ORDAINS:
11

12 Section 1. Chapter 28, "Zoning," Article X, "Multifamily Residential Districts," Division
13 11, "R-5 Residential District," Section 28-641, "Building Height," Code of Ordinances, is hereby
14 amended to read:

15 Sec. 28-641. – Building height.

16 No building or structure, or part thereof, shall be erected or altered in an R-5 district to
17 a height exceeding 85 feet, except within an approved PD master plan of 100 acres or greater,
18 wherein the maximum height shall be 100 feet.

19 Section 2. If any section, subsection, clause, or provision of this ordinance is held
20 invalid, the remainder shall not be affected by such invalidity.

21 Section 3. All ordinances and resolutions or parts of ordinances and resolutions and
22 all sections and parts of sections in conflict herewith shall be and hereby are repealed.

23 Section 4. Codification of this ordinance in the City Code of Ordinances is hereby
24 authorized and directed.

25 Section 5. This ordinance shall take effect immediately upon adoption.
26

PASSED AND ADOPTED by the City Council of the City of Boca Raton this ____ day
of _____, 2025.


CITY OF BOCA RATON, FLORIDA

ATTEST:

Scott Singer, Mayor

Mary Siddons, City Clerk

Approved as to form:



Joshua Pariente Koehler
City Attorney

COUNCIL VOTE			
	YES	NO	ABSTAINED
MAYOR SCOTT SINGER			
DEPUTY MAYOR FRAN NACHLAS			
COUNCIL MEMBER YVETTE DRUCKER			
COUNCIL MEMBER ANDY THOMSON			
COUNCIL MEMBER MARC WIGDER			



Bonnie Miskel
Scott Backman
Eric Coffman
Hope Calhoun

Dwayne Dickerson
Ele Zachariades
Christina Bilenki
David F. Milledge

Sara Thompson
Jeffrey Schneider

Text Amendment Narrative
Section 28-641
Section 28-1198

Boca Owner, LLC ("Applicant") is the owner of the +/- 160-acre property (PCNs: 06-43-47-29-53-001-0000 & 06-43-47-29-47-001-0010) ("Property") located at 501 E Camino Real, which is generally located east of Federal Highway and north of E Camino Real in the City of Boca Raton ("City"). The Property encompasses the majority of the Boca Raton Hotel and Club Planned Unit Development. The Property is primarily designated Residential High ("RH") and Recreation and Open Space on the City's Future Land Use Map and is zoned Multiple Family Residential ("R-5") and Recreation ("REC"). The City approved the original Master Plan for the Boca Raton Hotel and Club Planned Unit Development on March 15, 1983 via Resolution Number 38-83 ("Original PUD Approval"), which has been amended several times over the years that followed.

The Property is currently developed The Boca Raton, a luxury hotel with a membership components for those that live more locally and want to visit the Property and utilize the golf course or amenities. Boca Resort's history began in 1926 with the opening of the 100-room Ritz-Carlton Cloister Inn, designed by the famed Addison Mizner. Since that time, the Boca Resort has seen significant expansion with their improved golf courses spanning, a fifty thousand (50,000) square foot spa, a thirty two (32) slip marina, thirty (30) tennis courts, thirteen (13) restaurants (over all Boca Resort owned parcels), swimming pools and approximately 200,000 square feet of meeting space. Despite the tear-downs, renovations and improvements made over the years, the Boca Resort, although still known for its and luxury, has not been the global player in the luxury hotel market that it once was, until the new ownership group purchased the Property in 2019. Since then, and despite significant impacts of COVID-19 and challenges faced throughout the pandemic, significant renovations internal to the buildings and improvements to the Property as a whole were completed, alongside new world-class amenities which has transformed the Property back to such a world-class resort. At this time, the ownership group are continuing to explore ways to further enhance the Property to truly become a main player in the global luxury hotel market.

In order to continue to invest in the Property and maintain the premier, world class resort hotel in the heart of the City, the Applicant is respectfully requesting a text amendment that would allow for additional height that is compatible with the properties in the surrounding area. More specifically, as part of the Original PUD, many of the other parcels that were included within the Original PUD and located on the east side, adjacent to the Intracoastal Waterway, were developed to heights of one hundred thirty feet (130'). The existing Tower on the Property has been constructed in excess of one hundred thirty feet (130'). In addition, the parcels to the north and west are part of the Downtown Development of Regional Impact

("DDRI"), which allows a height of one hundred feet (100') and up to one hundred forty feet (140') when certain development standards are met.

The Applicant is currently contemplating a new residential project that would benefit from additional height that is compatible with the surrounding area. In order to allow for the proposed development projects, the Applicant is respectfully requesting the following amendments to the City's Code of Ordinances ("Code"):

Sec. 28-641. Building height.

No building or structure, or part thereof, shall be erected or altered in an R-5 district to a height exceeding 85 feet; provided, however, buildings or structures or parts thereof, that are within an approved PD master plan that is at least 100 acres, may be erected or altered to a maximum height of 100 feet.

The proposed amendments to the City's Code would be applied specifically to parcels located within a PD master plan of at least one hundred (100) acres, which ensures such parcels that would benefit for additional height have adequate land area to provide for any necessary buffers and added setbacks to account for the additional height.



Notice to Submitters: To ensure clarity, avert potential misunderstandings, and conserve taxpayer funds that might otherwise be expended in litigating unjustified estoppel-related claims, this Notice reaffirms: a party cannot reasonably rely on any aspect of governmental action unless and until the City has taken final action and all applicable appeal periods have expired. Submission of an application, materials, project narrative, fees, presentation, proposal, request, information or documentation regarding a potential project, as well as any pre-application meetings or preliminary discussions (collectively or individually, a "Submission") by or on behalf of a party (a "Requester"), and any actions by or on behalf of the City related thereto (including, without limitation, receipt, placement on an agenda, review, comments, input, discussions, directions, meetings, recommendations, evaluations, assessments, analyses, opinions, conclusions, consensus, statements, suggestions, representations, or other communications, whether or not provided to Requester) does not:

(i) create, or form the basis of, a claim of estoppel, vested rights, detrimental reliance, or entitlement of any type or nature,

(ii) create a presumption that a Submission is complete or consistent with any City Code, requirement, or policy, or

(iii) serve as an assurance, guarantee or entitlement that a Submission will be reviewed, processed, or considered at all or in any specific manner (or further reviewed, processed or considered).

By preparing and/or providing a Submission to the City, Requester: (i) is proceeding at his/her/its own risk, and (ii) bears any and all risk of loss in connection with the Submission or resulting from the denial of the Submission, including without limitation, losses related to time invested, costs incurred, potential opportunities, and resources expended. Note, based on the specific facts, estoppel rights may not extend to all final actions of the City, and such final actions remain subject to City Council's authority to revoke, rescind, reverse, repeal, withdraw or annul a prior action. [Revised October 20, 2023]

Project Property Address(es): 501 E Camino Real

Project Parcel Control Number(s): 06-43-47-29-47-001-0010

AUTHORIZED AGENT FORM

I, Kenneth Gerold as owner of Boca Owner, LLC 501 E Camino Real, Boca Raton, FL 33432
(print name of owner) (print property address)

do hereby authorize Dunay, Miskel & Backman, LLP to act as my agent in
(print name of authorized agent)

representing and/or submitting development applications to the City of Boca Raton. I understand that I am the owner of record responsible for the development applications submitted by my agent referenced above. I further understand that each time my agent submits and application or signs any required documents, that the individual must exhibit this authorization form at the discretion of the Planning and Zoning Staff.

(Continued on next page)

The Owner's Signature Is To Be Notarized

Boca Owner, LLC
By: Kenneth Gerold
Title: Authorized Signatory



(Owner's Signature)

11/28/23

(Date)

NEW YORK
STATE OF ~~FLORIDA~~
COUNTY OF NEW YORK NASSAU

The foregoing instrument was acknowledged before me on this 28th day of November,
2023. By Kenneth Gerold, who is personally known to me (X) or has provided
the following identification _____.

Notary Public Signature: Kathleen Mickity

Notary Public Stamp Here:



Location Address 501 E CAMINO REAL**Municipality** BOCA RATON**Parcel Control Number** 06-43-47-29-47-001-0010**Subdivision** BOCA RATON HOTEL & CLUB GOLF COURSE/OPEN SPACE REPL**Official Records Book** 30663**Page** 1020**Sale Date** MAY-2019**Legal Description** BOCA RATON HOTEL & CLUB GOLF COURSE/OPEN SPACE REPL TR A (LESS WLY PT BEING IRREG SHAPED PAR LYG NLY, ELY, SWLY OF & ADJ TO PB74P75 & LYG ELY OF & ADJ TO PB16P27) K/A GOLF COURSE**Owners**

BOCA OWNER LLC

Mailing addressMSD PARTNERS C/O 645 5TH AVE FL 21
NEW YORK NY 10022 5922

Sales Date	Price	OR Book/Page	Sale Type	Owner
MAY-2019	\$430,353,699	30663 / 01020	WARRANTY DEED	BOCA OWNER LLC

No Exemption Information Available.

Number of Units 0 ***Total Square Feet** 8764 **Acres** 75.98**Use Code** 3800 - GOLF COURSE**Zoning** REC - MISC - REC (06-BOCA RATON)

Tax Year	2023	2022	2021
Improvement Value	\$902,436	\$794,681	\$682,054
Land Value	\$3,799,000	\$3,039,200	\$2,659,300
Total Market Value	\$4,701,436	\$3,833,881	\$3,341,354

All values are as of January 1st each year

Tax Year	2023	2022	2021
Assessed Value	\$4,043,038	\$3,675,489	\$3,341,354
Exemption Amount	\$0	\$0	\$0
Taxable Value	\$4,043,038	\$3,675,489	\$3,341,354

Tax Year	2023	2022	2021
Ad Valorem	\$73,629	\$65,575	\$60,335
Non Ad Valorem	\$3,990	\$3,903	\$3,614
Total tax	\$77,619	\$69,478	\$63,949

CITY OF BOCA RATON – DEVELOPMENT SERVICES

Notice to Submitters: To ensure clarity, avert potential misunderstandings, and conserve taxpayer funds that might otherwise be expended in litigating unjustified estoppel-related claims, this Notice reaffirms: a party cannot reasonably rely on any aspect of governmental action unless and until the City has taken final action and all applicable appeal periods have expired. Submission of an application, materials, project narrative, fees, presentation, proposal, request, information or documentation regarding a potential project, as well as any pre-application meetings or preliminary discussions (collectively or individually, a "Submission") by or on behalf of a party (a "Requester"), and any actions by or on behalf of the City related thereto (including, without limitation, receipt, placement on an agenda, review, comments, input, discussions, directions, meetings, recommendations, evaluations, assessments, analyses, opinions, conclusions, consensus, statements, suggestions, representations, or other communications, whether or not provided to Requester) does not:

(i) create, or form the basis of, a claim of estoppel, vested rights, detrimental reliance, or entitlement of any type or nature,

(ii) create a presumption that a Submission is complete or consistent with any City Code, requirement, or policy, or

(iii) serve as an assurance, guarantee or entitlement that a Submission will be reviewed, processed, or considered at all or in any specific manner (or further reviewed, processed or considered).

By preparing and/or providing a Submission to the City, Requester: (i) is proceeding at his/her/its own risk, and (ii) bears any and all risk of loss in connection with the Submission or resulting from the denial of the Submission, including without limitation, losses related to time invested, costs incurred, potential opportunities, and resources expended. Note, based on the specific facts, estoppel rights may not extend to all final actions of the City, and such final actions remain subject to City Council's authority to revoke, rescind, reverse, repeal, withdraw or annul a prior action. [Revised October 20, 2023]

Project Property Address(es): 501 E Camino Real, Boca Raton

Project Parcel Control Number(s): 06-43-47-29-47-001-0010

DISCLOSURE OF OWNERSHIP INTERESTS – PROPERTY and *APPLICANT

TO BE COMPLETED AND EXECUTED BY THE PROPERTY OWNER(S) AND BY APPLICANT (*ONLY WHEN THE APPLICANT IS NOT THE OWNER OF THE SUBJECT PROPERTY) FOR EACH APPLICATION FOR: Site Plan Approval, Conditional Use Approval, Master Plan Approval, Comprehensive Plan Future Land Use Map Amendment Approval, Rezoning Approval, etc. ("Development Order Approval")

TO: DEVELOPMENT SERVICES DIRECTOR, OR HIS OR HER OFFICIALLY DESIGNATED REPRESENTATIVE

STATE OF FLORIDA COUNTY
OF PALM BEACH

AS TO PROPERTY OWNER:

BEFORE ME, the undersigned authority, this day personally appeared Kenneth Gerold, hereinafter referred to as "Affiant One," who being by me first duly sworn, under oath, deposes and states as follows:

1.(a) Affiant One is the [] individual or [X] Authorized Signatory [position - e.g., president, partner, trustee] of Boca Owner, LLC, a Delaware Limited Liability Company [name and type of entity - e.g., ABC Corporation, XYZ Limited Partnership] that holds an ownership interest in real property legally described on the attached Exhibit "A" (the "Property"). The Property is the subject of an application for Development Order Approval with the City of Boca Raton.

1.(b) Affiant One's address is:

C/O MSD REAL ESTATE PARTNERS, L.P.

ONE VANDERBILT AVENUE 26TH FLOOR

NEW YORK, NY 10017

1.(c). Attached hereto as Exhibit "B" is a complete listing of the names and addresses of every person or entity having a five (5%) percent or greater interest in the Property. Disclosure does not apply to an individual's or entity's interest in any entity registered with the Federal Securities Exchange Commission or registered pursuant to Chapter 517, Florida Statutes, whose interest is for sale to the general public.

AS TO APPLICANT:

BEFORE ME, the undersigned authority, this day personally appeared _____, hereinafter referred to as "Affiant Two," who being by me first duly sworn, under oath, deposes and states as follows:

2.(a) Affiant Two is the [] individual or [] _____ [position - e.g., president, partner, trustee] of _____ [name and type of entity - e.g., ABC Corporation, XYZ Limited Partnership] (hereinafter "Applicant"). Applicant seeks Development Order Approval for real property legally described on the attached Exhibit "A" (the "Property").

2.(b) Affiant Two's address is:

2.(c). Attached hereto as Exhibit "C" is a complete listing of the names and addresses of every person or entity having a five (5%) percent or greater interest in the Applicant. Disclosure does not apply to an individual's or entity's interest in any entity registered with the Federal Securities Exchange Commission or registered pursuant to Chapter 517, Florida Statutes, whose interest is for sale to the general public.

AS TO PROPERTY OWNER AND/OR APPLICANT (only when the Applicant is not the owner of the subject property):

3. Affiant One and/or Affiant Two acknowledge(s) that this Affidavit is given to comply with City of Boca Raton policy, and will be relied upon by the City of Boca Raton in its review of an application for Development Order Approval affecting the Property. Affiant One further acknowledges that he or she is authorized to execute this Disclosure of Ownership Interests on behalf of any and all individuals or entities holding a five (5%) percent or greater interest in the Property. Affiant Two further acknowledges that he or she is authorized to execute this Disclosure of Ownership Interest on behalf of the Applicant.
4. Affiant One further acknowledges that he or she shall by affidavit amend this disclosure to reflect any changes to ownership interests in the Property that may occur before the date of final public hearing on the application for Development Order Approval. Affiant Two further acknowledges that he or she shall by affidavit amend this disclosure to reflect any changes to ownership interests in the Applicant that may occur before the date of final public hearing on the application for Development Order Approval.
5. Affiant One and Affiant Two further state that Affiant One and Affiant Two are familiar with the nature of an oath and with the penalties provided by the laws of the State of Florida for falsely swearing to statements under oath.
6. Under penalty of perjury, Affiant One and Affiant Two declare that Affiant One and Affiant Two have examined this Affidavit and to the best of Affiant One's and Affiant Two's knowledge and belief it is true, correct, and complete.

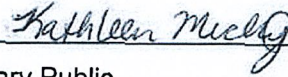
CITY OF BOCA RATON – DEVELOPMENT SERVICES

FURTHER AFFIANT ONE SAYETH NAUGHT.

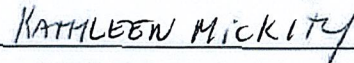


Kenneth Gerold, Affiant One
(Print Affiant One Name)

The foregoing instrument was acknowledged before me this 28th day of November,
2023, by Kenneth Gerold, [X] who is personally known
to me or [✓] who has produced _____ as
identification and who did take an oath.



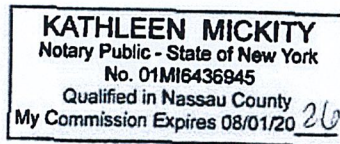
Notary Public



(Print Notary Name)

NOTARY PUBLIC
~~New York~~ Nassau
State of Florida at Large

My Commission Expires: 8/1/2026



CITY OF BOCA RATON – DEVELOPMENT SERVICES

EXHIBIT “A”

PROPERTY

All of BOCA RATON HOTEL AND CLUB, RESIDENTIAL HOTEL REPLAT, according to the plat thereof recorded in Plat Book 94, Page 42, Public Records of Palm Beach County, Florida.

Together with:

All of BOCA RATON HOTEL AND CLUB GOLF COURSE/OPEN SPACE REPLAT, according to the plat thereof recorded in Plat Book 79, Page 180, Public Records of Palm Beach County, Florida.

EXHIBIT "B"

DISCLOSURE OF OWNERSHIP INTERESTS - PROPERTY

Affiant One must identify all entities and individuals owning five (5%) percent or more ownership interest in the Property. Affiant One must identify individual owners. For example, if Affiant One is an officer of a corporation or partnership that is wholly or partially owned by another entity, such as a corporation, Affiant One must identify the other entity, its address, and the individual owners of the other entity. Disclosure does not apply to an individual's or entity's interest in any entity registered with the Federal Securities Exchange Commission or registered pursuant to Chapter 517, Florida Statutes, whose interest is for sale to the general public.

Name

Address

Boca Owner, LLC, is 100% owned by Boca Intermediate Holding Company, LLC, which is 100%

owned by Boca Master Holding Company, LLC. Excluding any ownership interests held by an

entity managed by an entity registered with the Securities and Exchange Commission, the only 5%

or greater ultimate beneficial owner of interests in Boca Master Holding Company, LLC, is Michael

S. Dell and his affiliated entities. The address of Boca Owner, LLC, Boca Intermediate Holding

Company, LLC and Boca Master holding Company, LLC is c/o MSD Real Estate Partners, L.P.,

645 Fifth Avenue, 21st Floor, New York, NY 10022.

EXHIBIT "C"

DISCLOSURE OF OWNERSHIP INTERESTS - APPLICANT

Affiant Two must identify all entities and individuals owning five (5%) percent or more ownership interest in Applicant's corporation, partnership, or other principal, if any. Affiant Two must identify individual owners. For example, if Affiant Two is the officer of a corporation or partnership that is wholly or partially owned by another entity, such as a corporation, Affiant Two must identify the other entity, its address, and the individual owners of the other entity. Disclosure does not apply to an individual's or entity's interest in any entity registered with the Federal Securities Exchange Commission or registered pursuant to Chapter 517, Florida Statutes, whose interest is for sale to the general public.

Name

Address

Detail by Entity Name

Foreign Limited Liability Company
BOCA OWNER, LLC

Filing Information

Document Number M19000004403
FEI/EIN Number 83-4481300
Date Filed 05/01/2019
State DE
Status ACTIVE

Principal Address

645 FIFTH AVENUE
21ST FLOOR
NEW YORK, NY 10022

Mailing Address

645 FIFTH AVENUE
21ST FLOOR
NEW YORK, NY 10022

Registered Agent Name & Address

CT CORPORATION SYSTEM
1200 SOUTH PINE ISLAND ROAD
PLANTATION, FL 33324

Authorized Person(s) Detail

Name & Address

Title MGRM

BOCA INTERMEDIATE HOLDING COMPANY, LLC
645 FIFTH AVENUE, 21ST FLOOR
NEW YORK, NY 10022

Annual Reports

Report Year	Filed Date
2020	01/13/2020

Document Images

[01/13/2020 -- ANNUAL REPORT](#) [View image in PDF format](#)

[05/01/2019 -- Foreign Limited](#) [View image in PDF format](#)