

**MINUTES OF MEETING
HAMAL COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Hamal Community Development District held a Workshop on November 10, 2025 at 5:00 p.m., at the Briar Bay Clubhouse, 3400 Celebration Blvd., West Palm Beach, Florida 33411.

Present:

Joseph Petrick
Benjamin Cuningham
Ione Senior
Bensy Sanon
Marc DePaul

Chair
Vice Chair
Assistant Secretary
Assistant Secretary
Assistant Secretary

Also present:

Jamie Sanchez
Michelle Rigoni
Al Caruso
Dwayne Barrett
Ciara Passmore
Erika Duff

District Manager
District Counsel
District Engineer
Ibero Property Management Corporation
Hamilton Bay Property Manager
Resident and HOA President

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

The workshop was called to order at 5:06 p.m. All Supervisors were present.

SECOND ORDER OF BUSINESS

**Sunshine Law and Public Records
Presentation**

Ms. Rigoni gave a PowerPoint Sunshine Law and Public Records Presentation detailing the following topics:

- Basics of The Sunshine Law
- When a meeting is subject to the Sunshine Law
- Requirement for meetings to be open to the Public
- Requirement to give reasonable, advertised notice of meetings
- Requirement to produce meeting minutes
- Penalties for violating the Sunshine Law

- Sunshine Law Best Practices to utilize to remain compliant with the Sunshine Law
- Real Life Sunshine Law Prosecutions
- Public Records Law
- Definition of a Public Record
- Public Records Law Best Practices

Board Members should contact Ms. Rigoni with questions or concerns related to the Sunshine Law and Public Records requests.

THIRD ORDER OF BUSINESS

Public Comments: non-agenda items

No members of the public spoke.

FOURTH ORDER OF BUSINESS

Supervisors' Requests

There were no Supervisors' requests.

FIFTH ORDER OF BUSINESS

Adjournment

The workshop adjourned at 5:57 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]



Secretary/Assistant Secretary



Chair/Vice Chair