



WYNDAM PARK COMMUNITY DEVELOPMENT DISTRICT

**PALM BEACH COUNTY
REGULAR BOARD MEETING
JANUARY 5, 2026
7:00 P.M.**

Special District Services, Inc.
The Oaks Center
2501A Burns Road
Palm Beach Gardens, FL 33410

www.wyndamparkcdd.org
561.630.4922 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile

AGENDA
WYNDAM PARK COMMUNITY DEVELOPMENT DISTRICT
FAU/Pine Jog Environmental Education Center
6301 Summit Boulevard
West Palm Beach, Florida 33415
REGULAR BOARD MEETING
January 5, 2026
7:00 p.m.

- A. Call to Order
- B. Proof of Publication.....Page 1
- C. Establish Quorum
- D. Additions or Deletions to Agenda
- E. Comments from the Public for Items Not on the Agenda
- F. Approval of Minutes
 - 1. October 6, 2025 Regular Board Meeting Minutes.....Page 2
- G. Old Business
- H. New Business
- I. Administrative Matters
- J. Board Member Comments
- K. Adjourn

LOCALiQ

The Gainesville Sun | The Ledger
Daily Commercial | Ocala StarBanner
News Chief | Herald-Tribune
News Herald | The Palm Beach Post
Northwest Florida Daily News

PO Box 631244 Cincinnati, OH 45263-1244

AFFIDAVIT OF PUBLICATION

Wyndam Park Comm Dev Dist
Wyndam Park Comm Dev Dist
2501 BURNS RD
STE A

PALM BEACH GARDENS FL 334105207

STATE OF WISCONSIN, COUNTY OF BROWN

Before the undersigned authority personally appeared, who on oath says that he or she is the Legal Coordinator of the Palm Beach Post, published in Palm Beach County, Florida; that the attached copy of advertisement, being a Public Notices, was published on the publicly accessible website of Palm Beach County, Florida, or in a newspaper by print in the issues of, on:

WPB Palm Beach Post 09/22/2025
WPB palmbeachpost.com 09/22/2025

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

Subscribed and sworn to before me, by the legal clerk, who is personally known to me, on 09/22/2025



Legal Clerk

Kongmeng Yang
Notary, State of WI, County of Brown

9-3-29

My commission expires

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KONGMENG YANG
Notary Public
State of Wisconsin

**WYNDAM PARK COMMUNITY
DEVELOPMENT DISTRICT
FISCAL YEAR 2025/2026 REGULAR
MEETING SCHEDULE**

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Wyndam Park Community Development District will hold Regular Meetings in a classroom at the FAU/Pine Jog Environmental Education Center located at 6301 Summit Boulevard, West Palm Beach, Florida 33415, at 7:00 p.m. on the following dates:

October 6, 2025
November 3, 2025
December 1, 2025
January 5, 2026
February 2, 2026
March 2, 2026
April 6, 2026
May 4, 2026
June 1, 2026
July 6, 2026
August 3, 2026

The purpose of the meetings is to conduct any business coming before the Board. Meetings are open to the public and will be conducted in accordance with the provisions of Florida law. Copies of the Agendas for any of the meetings may be obtained from the District's website or by contacting the District Manager at (561) 630-4922 and/or toll free at 1-877-737-4922 prior to the date of the particular meeting.

From time to time one or more Supervisors may participate by telephone; therefore a speaker telephone will be present at the meeting location so that Supervisors may be fully informed of the discussions taking place. Meetings may be continued as found necessary to a time and place specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to ensure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at (561) 630-4922 and/or toll-free at 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

Meetings may be cancelled from time to time without advertised notice.

**WYNDAM PARK COMMUNITY
DEVELOPMENT DISTRICT
www.wyndamparkcdd.org**
Sept 22, 2025 11671167

**WYNDAM PARK COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
OCTOBER 6, 2025**

A. CALL TO ORDER

District Manager Sylvia Bethel called the October 6, 2025, Regular Board Meeting of the Wyndam Park Community Development District (the “District”) to order at 7:04 p.m. at the FAU/Pine Jog Environmental Education Center at 6301 Summit Boulevard, West Palm Beach, Florida 33415.

B. PROOF OF PUBLICATION

Mr. Pierman presented proof of publication that notice of the Regular Board Meeting had been published in *The Palm Beach Post* on September 22, 2025, as part of the District’s Fiscal Year 2025/2026 Meeting Schedule, as legally required.

C. ESTABLISH A QUORUM

Ms. Bethel then determined that the attendance of Chairperson Ronel Blaise (via phone), Vice Chairman Rampersaud Ramsamujh and Supervisors Karel Pollard (via phone), Courtney Campbell and Evonce Barrett constituted a quorum and it was in order to proceed with the meeting.

Also in attendance were District Manager Sylvia Bethel of Special District Services, Inc.; and District Counsel Scott Cochran of Billing, Cochran, Lyles, Mauro & Ramsey, P.A. (via phone).

D. ADDITIONS OR DELETIONS TO THE AGENDA

There were no additions or deletions to the agenda.

E. COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA

There were no comments from the public for items not on the agenda.

F. APPROVAL OF MINUTES

1. May 5, 2025, Public Hearing & Regular Board Meeting

Ms. Bethel presented the minutes of the May 5, 2025, Public Hearing & Regular Board Meeting for consideration.

A **motion** was made by Mr. Ramsamujh, seconded by Ms. Campbell and unanimously passed approving the May 5, 2025, Public Hearing & Regular Board Meeting minutes, as presented.

G. OLD BUSINESS

There were no Old Business items to come before the Board.

H. NEW BUSINESS

1. Consider Resolution No. 2025-05 – Adopting a Fiscal Year 2024/2025 Amended Budget

Resolution No. 2025-05 was presented, entitled:

RESOLUTION NO. 2025-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WYNDAM PARK COMMUNITY DEVELOPMENT DISTRICT AUTHORIZING AND ADOPTING AN AMENDED FINAL FISCAL YEAR 2024/2025 BUDGET (“AMENDED BUDGET”), PURSUANT TO CHAPTER 189, FLORIDA STATUTES; AND PROVIDING AN EFFECTIVE DATE.

A **motion** was made by Mr. Ramsamujh, seconded by Ms. Campbell and unanimously passed adopting Resolution No. 2021-05, as presented.

2. Consider Resolution No. 2025-06 – Goals and Objectives Annual Report

Resolution No. 2025-06 was presented, entitled:

RESOLUTION NO. 2025-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WYNDAM PARK COMMUNITY DEVELOPMENT DISTRICT ADOPTING AN ANNUAL REPORT OF GOALS, OBJECTIVES, AND PERFORMANCE MEASURES AND STANDARDS; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

A **motion** was made by Mr. Ramsamujh, seconded by Ms. Campbell and unanimously passed adopting Resolution No. 2025-06, as presented.

I. ADMINISTRATIVE MATTERS

Ms. Bethel reminded the Board to complete their ethics training by December 31, 2025.

J. BOARD MEMBER COMMENTS

There were no further comments from the Board Members.

K. ADJOURNMENT

There being no further business to come before the Board, a **motion** was made by Mr. Ramsamujh, seconded by Ms. Campbell and unanimously passed adjourning the Regular Board Meeting at 7:10 p.m.

Secretary/Assistant Secretary

Chairperson/Vice Chairperson