

# RECORD OF PROCEEDINGS

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MINUTES OF A REGULAR MEETING OF  
THE BOARD OF TRUSTEES OF THE  
WASATCH PEAKS RANCH ROAD AND FIRE DISTRICT (THE  
“DISTRICT”)  
HELD  
FEBRUARY 27, 2024

A regular meeting of the Board of Trustees of the Wasatch Peaks Ranch Road and Fire District (referred to hereafter as the “Board”) was convened on Tuesday, February 27, 2024, at 5:00 p.m., at 36 S. State Street, Suite 500, Salt Lake City, Utah 84111. This District Board meeting was also held via Microsoft Teams. The meeting was open to the public.

## ATTENDANCE

### Trustees In Attendance Were:

Vance Bostock, Chair (via Microsoft Teams)  
Ed Schultz, Vice Chair  
Gary Derck, Secretary

### Also, In Attendance Were:

Shelby Clymer, CliftonLarsonAllen LLP (“CLA”) (via Microsoft Teams)  
Mitchell Lee, District Clerk  
Evan Tufts, District Treasurer (via Microsoft Teams)  
D. Brent Rose, Clyde Snow & Sessions, P.C. (via Microsoft Teams)  
Nate Bell, WPR Development Company (via Microsoft Teams)  
Jenny Robinson; Wasatch Peaks Ranch

## ADMINISTRATIVE MATTERS

**Call to Order:** The meeting was called to order at 5:05 p.m. by Trustee Bostock, who recited the following:

*“As the Chair of the Board of Trustees of the WPR Road and Fire District, I hereby call this regular meeting of the Board to order at 5:05 P.M. on February 27, 2024, at 36 S State Street, Suite 500, Salt Lake City, UT 84111. In compliance with the requirements of Utah’s Open and Public Meetings Law: (i) notice of this meeting has been duly posted and published, and (ii) this meeting is being recorded and minutes of the meeting, in its entirety, are being kept.”*

**Public Comment:** The Chair noted that there was no one from the public in attendance or participating electronically.

### **Minutes from October 31, 2023 Special Meeting and December 27, 2023**

**Special Meeting:** Following review, Trustee Derck made a motion to approve the minutes from the October 31, 2023 special meeting and December 27, 2023 special meeting, as presented. Trustee Schultz seconded the motion. The motion passed unanimously.

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### FINANCIAL MATTERS

**Payment of Claims:** Ms. Clymer reviewed the claims with the Board. Following review, Trustee Derck made a motion to ratify approval of the payment of claims in the amount of \$43,386.74. Trustee Schultz seconded the motion. The motion passed unanimously.

**December 31, 2023 Unaudited Financial Statements:** Ms. Clymer reviewed the financial statements with the Board. Following review, Trustee Schultz made a motion to accept the December 31, 2023 Unaudited Financial Statements. Trustee Derck seconded the motion. The motion passed unanimously.

**Proposed Amendment to the Operating and Capital Budget for Calendar Year 2023 and Set a Public Hearing to take Public Comment on the Same:** The Board discussed statutory requirements to amend a budget. Trustee Derck made a motion to set a public hearing to take public comment on the proposed amendment to the operating and capital budget for calendar year 2023 on March 26, 2023 at 5:00 p.m. Trustee Schultz seconded the motion. The motion passed unanimously.

**7% Interest Rate for Section 8 of the Funding and Reimbursement Agreement:** Following discussion, the Board deferred approval, noting that it is not needed at this time.

### OPERATIONAL MATTERS

**Agreement for Snow Removal Services:** Following review, Trustee Derck made a motion to ratify approval of the Agreement for Snow Removal Services. Trustee Schultz seconded the motion. The motion passed unanimously.

### MANAGER'S MATTERS

**Utilization of Website:** This item was deferred. Mr. Miller will provide recommendations for utilization moving forward at a future meeting.

**CliftonLarsonAllen LLP Master Services Agreement and Related Statements of Work for 2024:** This item was deferred.

### LEGAL MATTERS

**Easement Agreement between Wasatch Peaks Ranch North Village Condominium Owners Association, INC and WPRRFD:** Following review and discussion, Trustee Schultz made a motion to approve and ratify the execution of the Easement Agreement between Wasatch Peaks Ranch North Village Condominium Owners Association, INC and WPRRFD. Trustee Derck seconded the motion. The motion passed unanimously.

### TRUSTEES' MATTERS

None.

### OTHER BUSINESS

None.

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### ADJOURNMENT

There being no further business to come before the Board at this time, Trustee Schultz made a motion to adjourn the meeting at 5:32 p.m. Trustee Derck seconded the motion. The motion passed unanimously.

Respectfully submitted,

By \_\_\_\_\_  
District Chair

Attest:

\_\_\_\_\_  
District Clerk