

MINUTES
FIELDS ESTATES PUBLIC INFRASTRUCTURE DISTRICT
SPECIAL MEETING

A. Call to Order

M. Thomas Jolley called to order the special meeting of Fields Estates Public Infrastructure District at 9:30am on Tuesday, July 30, 2024 at York Howell, 10610 South Jordan Gateway, Suite 200, South Jordan, Utah 84095.

The combined special meeting convened at 9:35am.

B. Roll Call

M. Thomas Jolley conducted a roll call. The following individuals were present:

Members Present:

- Pete Evans – Trustee (via Zoom)
- Terry Wade – Trustee (via Zoom)
- Bronson Tatton – Trustee (via Zoom)

Also Present:

- M. Thomas Jolley – District Counsel (in-person)
- Ashley Tedesco – District Counsel Paralegal (in-person)
- Shelby Clymer – District Accountant (via Zoom)
- David Hutchison – District Accountant (via Zoom)
- Aaron Wade – District Bond Counsel (via Zoom)
- Adam Daly – District Bond Counsel (via Zoom)

C. Preliminary Action Items

Not applicable.

D. Consent Items

1. Approve the draft minutes of the board meeting held on June 27, 2024.
 - a. Terry Wade moves to approve the draft minutes of the board meeting held on June 27, 2024.
 - b. Bronson Tatton seconds the motion to approve the draft minutes of the board meeting held on June 27, 2024.
 - c. Pete Evans: Aye / Terry Wade: Aye / Bronson Tatton: Aye
 - d. The motion passes unanimously.

E. Public Hearings

1. Conduct a Public Hearing to receive input from the public on the adoption of the tentative operating and capital budget for the calendar year of 2024 as the final operating and capital budget for the calendar year of 2024. Members of the public wishing to comment may connect electronically via Zoom at:

<https://us02web.zoom.us/j/81919774930?pwd=Yihu51iuUt0LwUkaOOr6JQtv6C8Cp6.1>

- a. Terry Wade moves to open the public hearing.
- b. Bronson Tatton seconds the motion to open the public hearing.
- c. Pete Evans: Aye / Terry Wade: Aye / Bronson Tatton: Aye
- d. The hearing is opened for public comments and questions.
- e. No members of the public are present thus no comments or questions are presented.
- f. Terry Wade moves to close the public hearing.
- g. Bronson Tatton seconds the motion to close the public hearing.
- h. Pete Evans: Aye / Terry Wade: Aye / Bronson Tatton: Aye
- i. The public hearing is closed.

F. Action Items

1. Consider adoption of the final operating and capital budget for the calendar year of 2024.
 - a. Terry Wade moves to adopt the final operating and capital budget for the calendar year of 2024.
 - b. Bronson Tatton seconds the motion to adopt the final operating and capital budget for the calendar year of 2024.
 - c. Pete Evans: Aye / Terry Wade: Aye / Bronson Tatton: Aye
 - d. The motion passes unanimously.
2. Approve and ratify amendments to the Infrastructure Acquisition and Reimbursement Agreement between the District and BCP Development, LLC.
 - a. Terry Wade moves to approve and ratify amendments to the Infrastructure Acquisition and Reimbursement Agreement between the District and BCP Development, LLC.
 - b. Bronson Tatton seconds the motion to approve and ratify amendments to the Infrastructure Acquisition and Reimbursement Agreement between the District and BCP Development, LLC.
 - c. Pete Evans: Aye / Terry Wade: Aye / Bronson Tatton: Aye
 - d. The motion passes unanimously.

3. Consider approval of the Collateral Assignment of Development Rights and the Completion Guaranty Agreement, and authorizing the District Chair to sign.
 - a. Terry Wade moves to approve the Collateral Assignment of Development Rights and the Completion Guaranty Agreement, and authorizes the District Chair to sign.
 - b. Bronson Tatton seconds the motion to approve the Collateral Assignment of Development Rights and the Completion Guaranty Agreement, and authorizes the District Chair to sign.
 - c. Pete Evans: Aye / Terry Wade: Aye / Bronson Tatton: Aye
 - d. The motion passes unanimously.

G. Administrative Non-Action Items

1. Open meeting discussion with Board members of any public infrastructure business.
 - a. Aaron Wade inquires with the board members' regarding their schedules/availability in preparation for signing the closing documents.

H. Adjourn

1. Terry Wade moves to adjourn the meeting.
2. Bronson Tatton seconds the motion to adjourn the meeting.
3. Pete Evans: Aye / Terry Wade: Aye / Bronson Tatton: Aye
4. Meeting adjourned at 9:52am.

Signed:

Bronson Tatton, District Clerk/Secretary

Date:

July 30, 2024