

**MINUTES
CHELSEY PUBLIC INFRASTRUCTURE DISTRICT NOS. 1-2
COMBINED SPECIAL MEETING**

**NOTICE IS HEREBY GIVEN THAT THE BOARD OF TRUSTEES OF CHELSEY PUBLIC
INFRASTRUCTURE DISTRICT NOS. 1-2 HELD A COMBINED SPECIAL MEETING ON
TUESDAY, OCTOBER 28, 2025 AT YORK HOWELL, 10610 SOUTH JORDAN GATEWAY,
SUITE 200, SOUTH JORDAN, UTAH 84095**

AT 10:00am

A. Call to Order

M. Thomas Jolley called to order the combined special meeting of Chelsey Public Infrastructure District Nos. 1-2 at 10:00am on Tuesday, October 28, 2025 at York Howell, 10610 South Jordan Gateway, Suite 200, South Jordan, Utah 84095.

The combined special meeting convened at 10:01am.

B. Roll Call

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

Members Present:

- Joe Darger – Trustee (via Zoom)
- Ryan Kent – Trustee (via Zoom)

Also Present:

- M. Thomas Jolley – District Counsel (in-person)
- Ashley Tedesco – District Counsel Paralegal (in-person)
- Shana Bedard - District Counsel Paralegal (in-person)
- David Hutchison – District Accountant (via Zoom)
- Nicholas Carlson – CLA (via Zoom)

Absent:

- Vicki Kelsch – Trustee

C. Preliminary Action Items

1. Consider combined board meeting for Chelsey Public Infrastructure District Nos. 1-2.
 - a. Joe Darger moves for a combined board meeting for Chelsey Public Infrastructure District Nos. 1-2.

- b. Ryan Kent seconds the motion for a combined board meeting for Chelsey Public Infrastructure District Nos. 1-2.
- c. Joe Darger: Aye / Ryan Kent: Aye
- d. The motion passes by quorum of the board

D. Consent Items

1. Approve the draft minutes of the board meeting held on August 6, 2025.
 - a. Ryan Kent moves to approve the draft minutes of the board meeting held on August 6, 2025.
 - b. Joe Darger seconds the motion to approve the draft minutes of the board meeting held on August 6, 2025.
 - c. Joe Darger: Aye / Ryan Kent: Aye
 - d. The motion passes by quorum of the board
2. Approve and ratify payment applications and requisition requests made since last board meeting.
 - a. Joe Darger moves to approve and ratify payment applications and requisition requests made since last board meeting.
 - b. Ryan Kent seconds the motion to approve and ratify payment applications and requisition requests made since last board meeting.
 - c. Joe Darger: Aye / Ryan Kent:
 - d. The motion passes by quorum of the board

E. Public Hearing

1. Take public comment on the amended tentative operating and capital budget for calendar year 2024 for Chelsey Public Infrastructure District No. 1 adopted on August 6, 2025, which is proposed to be adopted as the amended final operating and capital budget for calendar year 2024 for Chelsey Public Infrastructure District No. 1.
 - a. Ryan Kent moves to open the public hearing.
 - b. Joe Darger seconds the motion to open the public hearing.
 - c. Joe Darger: Aye / Ryan Kent: 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. Joe Darger moves to close the public hearing.
 - g. Ryan Kent seconds the motion to close the public hearing.
 - h. Joe Darger: Aye / Ryan Kent: Aye
 - i. The public hearing is closed.

F. Action Items

1. Consider adoption of the amended tentative operating and capital budget for calendar year 2025 for Chelsey Public Infrastructure District No. 1 and set a public hearing to take public comment on the same.
 - a. Joe Darger moves to adopt the amended tentative operating and capital budgets for calendar year 2025 for Chelsey Public Infrastructure District No. 1 and set a public hearing on December 2, 2025, to take public comment on the same.
 - b. Ryan Kent seconds the motion to adopt the amended tentative operating and capital budgets for calendar year 2025 for Chelsey Public Infrastructure District No. 1 and set a public hearing on December 2, 2025, to take public comment on the same.
 - c. Joe Darger: Aye / Ryan Kent: Aye
 - d. The motion passes by quorum of the board.
2. Consider adoption of the tentative operating and capital budgets for calendar year 2026 and set a public hearing to take public comment on the same.
 - a. Ryan Kent moves to adopt the tentative operating and capital budgets for calendar year 2026 and set a public hearing on December 2, 2025, to take public comment on the same.
 - b. Joe Darger seconds the motion to adopt the tentative operating and capital budgets for calendar year 2026 and set a public hearing on December 2, 2025, to take public comment on the same.
 - c. Joe Darger: Aye / Ryan Kent: Aye
 - d. The motion passes by quorum of the board.
3. Consider approval of Resolution 2025-01: A resolution adopting the amended final operating and capital budget for calendar year 2024 for Chelsey Public Infrastructure District No. 1.
 - a. Joe Darger moves to adopt Resolution 2025-01.
 - b. Ryan Kent seconds the motion to adopt Resolution 2025-01.
 - c. Joe Darger: Aye / Ryan Kent: Aye
 - d. The motion passes by quorum of the board.
4. Consider approval of Resolution 2025-02: A resolution authorizing the execution of a First Amendment to Assessment Ordinance for the Chelsey Assessment Area No. 1;

authorizing the taking of all other actions necessary to the consummation of the transactions contemplated by the resolution; and related matters.

- a. This action item is postponed until the next scheduled board meeting.

G. Administrative Non-Action Items

1. Open meeting discussion with Board members regarding the transition of District management services from York Howell to CLA.
 - a. CLA presented a proposal for district management services. No decision was made by the board.
2. Open meeting discussion with Board members of any public infrastructure business.
 - a. No matters for discussion are presented.

H. Adjourn

1. Joe Darger moves to adjourn the meeting.
2. Ryan Kent seconds the motion to adjourn the meeting.
3. Joe Darger: Aye / Ryan Kent: Aye
4. Meeting adjourned at 10:49am

Signed: _____
Vicki Kelsch, District Clerk / Secretary

Date: October 28, 2025