

MINUTES OF A REGULAR MEETING OF  
THE BOARD OF TRUSTEES OF THE  
WASATCH PEAKS RANCH PUBLIC INFRASTRUCTURE DISTRICT (THE “DISTRICT”)  
HELD  
DECEMBER 8, 2025

A regular meeting of the Board of Trustees of the Wasatch Peaks Ranch Public Infrastructure District (referred to hereafter as the “Board”) was convened on Monday, December 8, 2025, at 4:00 p.m., at 36 S. State Street, Suite 500, Salt Lake City, UT 84111 and via Microsoft Teams. The meeting was open to the public.

**ATTENDANCE**

Trustees in attendance were:

Gary Derck

Ed Schultz

Jenny Robinson

Also, In Attendance Were:

Todd Godfrey, Esq.; Hayes Godfrey Bell, P.C. (“HGB”)

Carley Herrick, Matt Musil, Suzanne Bennett, Evan Tufts, and Kelli Reid; Wasatch Peaks Ranch

**ADMINISTRATIVE MATTERS**

**Call to Order:**

The meeting was called to order at 4:03 p.m. by Trustee Derck, who recited the following: *“As a Trustee of the Board of Trustees of the Wasatch Peaks Ranch Public Improvement District, I hereby call this regular meeting of the Board to order at 4:03 p.m. on December 8, 2025, 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:**

None.

**Minutes of November 10, 2025 Meeting:**

Trustee Derck reviewed the minutes with the Board. Trustee Robinson made a motion to approve the Minutes of the November 10, 2025, Meeting. Trustee Schultz seconded the motion. The motion passed unanimously by Trustee Robinson, Schultz, and Derck.

**2026 Meeting Schedule**

Trustee Derck reviewed the proposed 2026 Annual Meeting Schedule with the Board. Trustee Schultz made a motion to approve the 2026 Annual Meeting Schedule. Trustee Robinson seconded the motion. The motion passed unanimously by Trustee Robinson,

Schultz, and Derck.

## FINANCIAL MATTERS

### **Payment of Claims**

Trustee Derck reviewed the payment of claims with the Board. Trustee Schultz made a motion to approve the payment of claims. Trustee Robinson seconded the motion. The motion passed unanimously by Trustee Robinson, Schultz, and Derck.

### **Public Hearing on the 2026 Operating and Capital Budget and Adoption of Same**

The Board open and closed the Public Hearing on the 2026 Operating and Capital Budget, noting no members of the public were present. Mr. Musil reviewed the operating and capital budget for calendar year 2026 with the Board. Various questions were asked and answered. Trustee Schultz made a motion to approve the 2026 Operating and Capital Budget. Trustee Robinson seconded the motion. The motion passed unanimously by Trustee Robinson, Schultz, and Derck.

## LEGAL MATTERS

None.

## TRUSTEES' MATTERS

None.

## ADJOURNMENT

There being no further business to come before the Board at this time, Trustee Robinson made a motion to adjourn the meeting at 4:12 p.m. Trustee Schultz seconded the motion. The motion passed unanimously by Trustee Robinson, Schultz, and Derck.

Respectfully submitted,

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

Attest:

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