

MINUTES OF A SPECIAL MEETING
SAGE CREEK INFRASTRUCTURE FINANCING DISTRICT
BOARD OF TRUSTEES

Wednesday, February 11, 2026, at 10:00 a.m.
ANCHOR LOCATION: 1946 W 5600 S, Roy, UT 84067
The meeting was held via teleconference and open to the public.

Attendance

The special meeting referenced above was called and held in accordance with the applicable statutes of the State of Utah. The following board members were in attendance:

Tom Willis
Pat Burns

Mr. Combs was absent. All absences are deemed excused unless otherwise noted in these minutes.

Also present: George M. Rowley, Esq. and Betsy Fowler-Russon, Esq., WBA, PC, District General Counsel; Lauren Warburton, CliftonLarsonAllen, District Accountant, and Ashley Hampton, Lync Construction.

Call to Order/Declaration of Quorum

It was noted that a quorum of the Board was present. Upon a motion duly made and seconded, the meeting was called to order at 10:09 a.m.

Preliminary Action Items

Conflict Disclosure

Mr. Rowley inquired into whether members of the Board had any additional disclosures of potential or existing conflicts of interest with regard to any matters scheduled for discussion at the meeting, and reminded the Board that an annual disclosure will need to be submitted. No additional disclosures were noted.

Consider Approval of Agenda

The Board reviewed the proposed Agenda for the meeting. Following review, upon a motion duly made by Mr. Burns and seconded by Mr. Willis, the Board unanimously approved the Agenda as presented.

Public Hearing

Conduct Public Hearing to receive input from the public on the adoption of the Tentative Amended 2025 Budget as the Final Budget

Mr. Willis and Mr. Burns opened the public hearing on the Tentative Amended 2025 Budget. Mr. Willis and Mr. Burns noted that the notice of public hearing was provided in accordance with Utah law. No written objections have been received prior to the meeting. There being no public comment, Mr. Willis closed the hearing.

Public Comment

No members of the public were in attendance.

Action Items

Approval of Minutes of the January 27, 2026 Meeting

Mr. Rowley presented Minutes of the December 29, 2025 Special Meeting to the Board for consideration. Following review, upon a motion duly made by Mr. Burns, seconded by Mr. Willis, and upon a vote unanimously carried, the Board unanimously approved the Minutes.

Adoption of Resolution Adopting Amended 2025 Budget

Ms. Warburton presented the Resolution Adopting an Amended 2025 Budget to the Board. Following discussion, a motion duly made by Mr. Burns and seconded by Mr. Willis, upon a vote unanimously carried, the Board adopted the Resolution to Amend the 2025 Budget.

Administrative Non-Action Items

Reminder to Complete Annual Trustee Training for 2026 – Open and Public Meetings Act

Mr. Rowley reminded the Board members of the required annual training and to send their completion certificates to WBA, PC.

Adjourn

There being no further business to come before the Board and upon a motion duly made by Mr. Burns, seconded by Mr. Willis, and unanimously carried, the meeting was adjourned at 10:13 a.m.

The foregoing constitutes a true and correct copy of the minutes of the above-referenced meeting.

/s/ Tom Willis
Tom Willis (Apr 13, 2026 08:36:30 MDT)
Tom Willis
District Chair

The foregoing minutes were approved on the 26th day of February, 2026.