

MINUTES
PANORAMA INFRASTRUCTURE FINANCING DISTRICT NOS. 1-5
COMBINED SPECIAL MEETING

NOTICE IS HEREBY GIVEN THAT THE BOARD OF TRUSTEES OF PANORAMA PUBLIC INFRASTRUCTURE DISTRICT NOS. 1-5 HELD A COMBINED SPECIAL MEETING ON MONDAY, APRIL 20, 2026, AT YORK HOWELL, 10610 SOUTH JORDAN GATEWAY, SUITE 200, SOUTH JORDAN, UTAH 84095

AT 1:00PM

A. Call to Order

M. Thomas Jolley called to order the combined special meeting of Panorama Public Infrastructure District Nos. 1-5 on Monday, April 20, 2026, at 1:00pm at York Howell, 10610 South Jordan Gateway, Suite 200, South Jordan, Utah 84095.

The combined special meeting convened at 1:01pm.

B. Roll Call

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

Members Present:

- Jim Giles – Trustee (via Zoom)
- Nate Shipp – Trustee (via Zoom)
- Bryan Flamm – Trustee (via Zoom)

Also Present:

- M. Thomas Jolley – District Counsel (in-person)
- Shana Bedard - District Counsel Paralegal (in-person)
- Shelby Clymer – District Accountant (via Zoom)
- Ryan Campbell – Project Manager for developer (via Zoom)
- Ben Wilhelm – DA Davidson (via Zoom)

C. Preliminary Action Items

1. Consider combined board meeting for Panorama Public Infrastructure District Nos. 1-5.
 - a. Jim Giles moves for a combined board meeting for Panorama Public Infrastructure District Nos. 1-5.
 - b. Bryan Flamm seconds the motion for a combined board meeting for Panorama Public Infrastructure District Nos. 1-5

- c. Jim Giles: Aye / Nate Shipp: Aye / Bryan Flamm: Aye
- d. The motion passes unanimously.

D. Consent Items

1. Approve the draft minutes of the board meeting held on March 16, 2026.
 - a. _____ moves to approve the draft minutes of the board meeting held on March 16, 2026.
 - b. _____ seconds the motion to approve the draft minutes of the board meeting held on March 16, 2026.
 - c. Jim Giles: Aye / Nate Shipp: Aye / Bryan Flamm: Aye
 - d. The motion passes unanimously.
2. Approve and ratify payment applications and requisition requests made since last board meeting.
 - a. _____ moves to approve and ratify payment applications and requisition requests made since last board meeting.
 - b. _____ seconds the motion to approve and ratify payment applications and requisition requests made since last board meeting.
 - c. Jim Giles: Aye / Nate Shipp: Aye / Bryan Flamm: Aye
 - d. The motion passes unanimously.

E. Public Hearing and Public Comment (combined)

1. Take public comment on the amended tentative operating and capital budget adopted on March 16, 2026, for Panorama Public Infrastructure District No. 1, which is proposed to be adopted as the amended final operating and capital budget for calendar year 2026 for Panorama Public Infrastructure District No. 1.
2.
 - a. Jim Giles moves to open the public hearing and public comment.
 - b. Nate Shipp seconds the motion to open the public hearing and public comment.
 - c. Jim Giles: Aye / Nate Shipp: Aye / Bryan Flamm: 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. Jim Giles moves to close the public hearing and public comment.

- g. Nate Shipp seconds the motion to close the public hearing and public comment.
- h. Jim Giles: Aye / Nate Shipp: Aye / Bryan Flamm: Aye
- i. The public hearing is closed.

F. Action Items

1. Consider approval of Resolution 2026-04: A resolution adopting the amended final operating and capital budget for calendar years 2026 for Panorama Public Infrastructure Districts No. 1.
 - a. Jim Giles moves to adopt resolution 2026-04.
 - b. Nate Shipp seconds the motion to adopt Resolution 2026-04.
 - c. Jim Giles: Aye / Nate Shipp: Aye / Bryan Flamm: Aye
 - d. The motion passes unanimously.

2. Consider adoption of Resolution 2026-05: A resolution of the Board of Trustees of Panorama Public Infrastructure District No. 1 (the “District”), adopting a finding that the estimated number of certificates of occupancy to be issued by Herriman City within the boundaries of the District will be approximately 1,371 (“Estimated COO”) and upon attainment of the estimated COO, the respective board seats of the District shall transition from appointed to elected seats following the expiration of the then current term for such board member, in accordance with Section V1.B.2 of the Governing Document, and related matters.
 - a. Jim Giles moves to adopt Resolution 2026-05.
 - b. Nate Shipp seconds the motion to adopt Resolution 2026-05.
 - c. Jim Giles: Aye / Nate Shipp: Aye / Bryan Flamm: Aye
 - d. The motion passes unanimously.

3. Consider accepting the Q1 financial statements for calendar year 2026.
 - a. Nate Shipp moves to accept the Q1 financial statements for calendar year 2026
 - b. Jim Giles seconds the motion to accept the Q1 financial statements for calendar year 2026.
 - c. Jim Giles: Aye / Nate Shipp: Aye / Bryan Flamm: Aye
 - d. The motion passes unanimously.

G. Administrative Non-Action Items

1. Open meeting discussion with Board members of any public infrastructure district business.
 - a. No matters for discussion are presented.

H. Adjourn

1. Jim Giles moves to adjourn the meeting.
2. Nate Shipp seconds the motion to adjourn the meeting.
3. Jim Giles: Aye / Nate Shipp: Aye / Bryan Flamm: Aye
4. Meeting adjourned at 1:14pm.

Signed:

Bryan Flamm, District Clerk/Secretary

The foregoing minutes were approved on the ____ day of _____ 2026.