



TRUST LANDS ADMINISTRATION

SUPPORTING UTAH SCHOOLS AND INSTITUTIONS

Board of Trustees Tour Minutes

Thursday, June 18, 2026

At 11:45 a.m., following the board meeting's adjournment, tour participants gathered at the southeast corner of 102 Tower (102 S 200 E, SLC, UT 84111) to board the bus. Agency personnel verified that no members of the public intended to participate in the tour. Once confirmed, the group proceeded to the initial site visit.

Attendees (on the bus):

Dr. Mike Nelson
Dan Simons
John Baza
Michelle McConkie
Stephanie Renter-Barberia
Chris Fausett
Mike Johnson
Imaan Ahmed
Marla Kennedy
Ginger Checketts
Joelette Organista
Andy Bedingfield
Alexa Wilson
Liz Mumford
Jessie Stuart
Marcus Chen
Paula Plant
Lara Smith

Jim Davis
Russ Cazier
Eric Baim
Drew Bonner
Sherri Mattle
Tyle Wiseman
Keli Beard
Josh Quigley

Attendees (driving own vehicle):

Al Egbert
Mike Healy
Brian Tarbet
Kyle Pasley
Brent Kasza

Stop 1 - Old Southwest Energy Location (Larry H. Miller Project site)

Ms. Alexa Wilson introduced Larry H. Miller Real Estate team and welcomed Mr. Brandon Ames, Project Manager, and Mr. Bart Sharpe, Executive Vice President. Mr. Ames and Mr. Sharpe provided an overview of the Three Canyons Project, a new Larry H. Miller Real Estate community rising on the eastern mountainside of the Saratoga Springs.

This 1,200 acre plan in the Lake Mountain foothills includes a dedicated transportation infrastructure investment to accommodate growth and to extend the Mountain View Corridor. It also adds access to recreation and connected trails, strengthens infrastructure to increase wildfire and flood resilience, and extends the Bonneville Shoreline Trail to connect downtown, the Utah Lake Trail, Eagle Mountain, and the Cedar Valley Communities.

The Three Canyons Project will include up to 2,950 homes, with anticipated first home sales in late 2027.

The Larry H. Miller team addressed an inquiry about the frequency of major runoff occurrences, explaining that such events are extremely rare.

Stop 2 and 3 - Small Dig and Landfill

Ms. Alexa Wilson provided a brief overview of the two sites, noting the small excavation site was used to provide fill material for a nearby landfill.

Following the 1960s, clay excavation resulted in a significant hole that began being utilized as a repository for construction waste in 2000. Under an existing lease set to expire in April 2027, the developer will acquire the land to initiate post-closure reclamation, ultimately transforming the area into a community park. This development plan is necessary as the ground's soil composition is too loose to support structural construction.

Stop 4 - Brixton

On the way to stop number 4, attendees watched a movie on a bus showcasing the Brixton area. Video explained Regional Development is collaborating with four developers to finance and build a new water tank, which will support infrastructure for new and future developments, including the Three Canyons and Brixton Park communities. The project, which also includes coordinating with the Trust Lands Administration for various parcels, aims to serve both immediate development needs and long-term expansion goals while navigating cost-share agreements. Additionally, the presentation notes a future transportation connection between Eagle Mountain and Saratoga Springs that would traverse the Lake Mountain area.

The tour concluded at 3:00 p.m. upon arrival at 102 Tower.

