

**MINUTES OF THE MEETING OF THE BOARD OF TRUSTEES
LOCAL BUILDING AUTHORITY
OF THE ZION MOUNTAIN LOCAL SERVICE DISTRICT**

Date: Thursday August 13, 2026

Location: 9065 West Highway 9, Mt. Carmel, UT 84755

Board Members present: Kevin McLaws, Todd McLaws

Board Members absent: Steve Neeleman

Others present: Lindsy Myers, Jeff Webb, Commissioner Kubeja, Tab Jorgenson

1. **Call to order** – Todd called the meeting to order at 5:30 p.m.
2. **Approval of Meeting Agenda** – Kevin motioned to approve the meeting agenda as posted. Todd seconded. All voted aye.
3. **Legislative Action Items**
 - a. None
4. **Administrative Action Items**
 - a. **Review May invoices and CIB #42 Request** – Invoice from ZMB was reviewed in the amount of \$342,510.81. Tabb highlighted that this invoice contains amounts for the structural steel, electrical, and finish work. He expected that the office and bathroom building should be completed by this time next month. Kevin & Tab discussed long lead items and confirmed that the budget aligns with completion. PAE had multiple back pay invoices from 2025 forward for engineering. There were 7 total for an amount of \$15,629.25. Landmark testing invoices for \$5240 were presented correlating to the parking lot. Hi-Road invoices \$79,516.35 which consisted of culverts for curb & gutter, fireplace labor & materials, and rough electrical. The total CIB request is \$442,896.41. Kevin motioned to approve the request. Todd seconded the motion. All voted aye.
 - b. **Review & Approve change #9 from ZMB** - This change order was tabled at the last meeting waiting for a credit from the vendor. This credit was \$869. The change order netted an additional \$14,040 for the dark bronze frame doors for the conference room. Kevin motioned to approve the change order. Todd seconded the motion. All voted aye.
 - c. **Review & Approve meeting minutes July** - Meeting minutes 7/9 were presented to the board. Kevin motioned to approve the minutes. Todd seconded. All voted aye.
5. **Administrative Non-Action Items**
6. **Adjourn** – Kevin motioned to adjourn the meeting at 5:53 pm. Steve seconded. Kevin voted aye. Todd voted aye. Steve voted aye. The duration of the meeting was 23 min.



Todd McLaws, Chairperson

Audit trail

Details

FILE NAME LBA Minutes - 9/11/26, 1:00 PM

STATUS ● Signed

STATUS TIMESTAMP 2026/09/12
21:44:49 UTC

Activity



SENT

I.myers@zionmountain.com **sent** a signature request to:
• Todd McLaws (todd@hi-roadbuilds.com)

2026/09/11
19:00:49 UTC



SIGNED

Signed by Todd McLaws (todd@hi-roadbuilds.com)

2026/09/12
21:44:49 UTC



COMPLETED

This document has been signed by all signers and is **complete**

2026/09/12
21:44:49 UTC

The email address indicated above for each signer may be associated with a Google account, and may either be the primary email address or secondary email address associated with that account.