



AMERICAN FORK CITY PLANNING COMMISSION AGENDA

Regular Session
March 20th, 2024
Wednesday 6:00 PM

American Fork City Hall
31 North Church Street
American Fork City, UT 84003
<https://www.americanfork.gov/AgendaCenter>

Planning Commission Members

Christine Anderson, Chair
Chris Christiansen, Vice Chair
Jenny Peay
Bruce Frandsen

Rod Martin
David Bird
Harold Dudley

Notice is hereby given that the American Fork City Planning Commission will meet in regular session on March 20th, 2024, at the American Fork City Hall, 31 North Church Street commencing at 6:00 PM. The agenda shall be as follows:

1. **Regular Session**

- a. Pledge of Allegiance
- b. Roll Call

2. **Common Consent Agenda** (Common Consent is that class of Commission action that requires no further discussion or which is routine in nature. All items on the Common Consent Agenda are adopted by a single motion unless removed from the Common Consent Agenda).

- a. Approval of the March 6th, 2024, Planning Commission minutes

3. **Public Hearings** (Public Hearings is that class of Commission action that requires further discussion on General Plan changes, Zone changes, and Code Text Amendments that alter the land use characteristics of American Fork City. Public Hearing items will have the chance for the public to speak upon)

- a. Public hearing, review, and recommendation on a proposed Zone Change, known as Horan Home, located at 620 South 800 West, American Fork City, UT 84003. On approximately 3.57 acres, the property proposes to change from the PR 3.0 zone to the RA-1 zone.
- b. Public hearing, review, and recommendation on an ordinance amending Section 15.14.014 regarding the adoption of the international fire code.
- c. Public hearing, review, and recommendation on a proposed Code Text Amendment, known as Detailed Drawings, of the American Fork City Municipal Code. Creating Section 15.01.1531, the Code Text Amendment plans to provide new cross sections for roadways throughout the City.
- d. Public hearing, review, and recommendation on a proposed Code Text Amendment, known as “R” Definitions, of the American Fork City Municipal Code. Amending Section 17.12.218, the Code Text Amendment plans to provide a new definition for retail and service commercial structures.

4. **Action Items** (Action Items is that class of Commission action that requires further discussion on Site Plans that alter the land use characteristics of American Fork City. The Planning Commission will have authority to approve Site Plans, depending on the zoning district said Site Plans are in. Site plans will be recommended by the Planning Commission to the City Council for final action)

- a. Review and recommendation on an ordinance amending Section 17.7.601(B), relating to allowed uses in planned commercial developments.

- b. Review and action on an application for an Accessory Structure, known as Reiber Accessory Structure, that is 1000 square feet or greater, located at approximately 265 East 400 North, American Fork City. The Accessory Structure will be on approximately 1.55 acres and will be in the R2-7500 Residential Zone.

5. Other Business

- a. Upcoming Projects

6. Adjournment

Dated this 7th day of March 2024

Patrick O'Brien

Development Services Director

**The order of agenda items may change at the discretion of the Planning Commission Chair*