



AMERICAN FORK CITY COUNCIL
MAY 14, 2024
REGULAR SESSION MINUTES

Members Present:

Bradley J. Frost	Mayor
Staci Carroll	Council Member
Tim Holley	Council Member
Ryan Hunter	Council Member
Ernie John	Council Member
Clark Taylor	Council Member

Staff Present:

David Bunker	City Administrator
Loralee Miller	Executive Assistant
Anna Montoya	Finance Director
Stephanie Finau	Deputy Recorder
Patrick O'Brien	Development Services Director
Sam Kelly	Public Works Director
Derric Rykert	Community Services Director
George Schade	IT Director
Cherylyn Egner	Legal Counsel
Cameron Paul	Police Chief

Also present: Marie Adams, Jared Stafford, Kristin Burgess, Jennifer Stafford, Don Coleman, Mandy Winters, Travis Morgan, Chey Morgan, Matt Bishop, and Greg Lybbiet.

The American Fork City Council held a public hearing in conjunction with the regular session on Tuesday, May 14, 2024, in the American Fork City Hall, 31 North Church Street, commencing at 7:00 p.m.

- Receiving public comment on the YD3 Annexation, located at approximately 250 South 1160 West and consisting of 0.20 acres.
No comments were made.
- Receiving public comment on the Coleman Annexation, located at approximately 55 West 1500 South and consisting of 6.957 acres.
No comments were made.

REGULAR SESSION

1. Pledge of Allegiance; Invocation by Council Member Clark Taylor; roll call.
Mayor Frost welcomed everyone to the meeting. Those present recited the Pledge of Allegiance and an invocation was offered by Council Member Taylor. Roll call was taken.

2. Mayor's Report

Mayor Frost announced that he was moving around the agenda order. He related a conversation that he had with Chief Cameron on what keeps him up at night. The mayor commented that Chief Cameron stated that it is the health and safety of his officers. Mayor Frost reported on the death of an officer, Seargent Bill Hooser in Santaquin last week and hearing Santaquin police chief express the same sentiment about the safety and health of his officers. Mayor Frost invited Chief Paul to come forward and to share remarks on the events that transpired this past week.

Chief Paul commented that he was notified of what had happened, it started it off with a few Chiefs from Utah County going to Santaquin not knowing at that the time of what took place. They offered help relating to medical examiners, crime scenes, officers involved protocol team, tribute cars, and to make sure that the Santaquin officers that were on duty were doing okay. He reported that his officers and detectives responded to parts of Utah County, Wasatch County, and Duchesne County to look for the suspect. Two American Fork officers riding motorcycles in the rain and snow were part of the procession that took the body up to the medical examiner's office. Our fire department set up their apparatuses on the overpasses to honor Sgt. Hooser.

Chief Paul explained that along with officers from agencies from across the county, shifts were covered for the Santaquin police officers so they could have time to process what happened and spend time with families. Officers were willing to help cover, and in total, twelve officers from American Fork covered various times. They donated 132 man hours of police coverage to Santaquin, and it was a great honor to do so.

Chief Paul stated a total of 40 department members attended the funeral, 31 sworn officers along with support staff, civilian members of the police department and spouses plus other family members that attended. He added that there were 30 police vehicles in the procession and that they were able to help transport other officers (from NYPD, Chicago PD, Dallas PD, Fort Worth PD, and Bostan Area PD) that had flown in from around the states to attend the funeral. He spoke about how incidents like the death of the Sgt. Hooser affects the officers and families. He mentioned how great Sgt. Hooser was as a friend, husband, and officer. Chief Paul expressed his appreciation and honor for the officers, staff, firefighters, and EMS personnel for helping when it wasn't required of them.

Mayor Frost expressed his concern for Chief Paul and asked to meet with him tomorrow. He stated how Chief Paul is more concerned about checking in on others, mayor wanted to check in with the Chief to see how he is doing and to let him know that his efforts did not go unnoticed. Mayor Frost thanked Chief Paul for all he did for Sgt. Hooser.

Council Member John commented that he was able to be part of the procession with one of the officers and how great it was to see the American Fork police department come together to show support and he expressed how proud he was of the police department.

3. Council Reports

Council Member Hunter expressed appreciation for Chief Paul's remarks and reported that he had the honor of standing on the overpass on Sunday morning and spoke reverently of the moment through the rain, snow, and downpour.

Council Member Hunter thanked Ms. Montoya and staff for the hours they put in putting together the audit for the PARC Tax and putting together the Budget Preparations for the open house.

Council Member Holley commented on how a couple of weeks ago of police officers killed in North Carolina and then to have something local happen is tragic. He stated that men and women go out everyday and they don't know if they're going to make it home to their family. He expressed his sentiments for the family of Sgt. Hooser and all public safety for risking their lives to keep us safe and free in the community.

Council Member Holley reported on the Beautification Committee, noting "Yards of the Month" has started and signs are located throughout the community. He added that it was nice to see some of the yards are zero-scaping.

Council Member Holley recognized the graduations coming up at the Marriott Center, he reported that he volunteers for the Life Skills Group is made up students who have a separate graduation and invited the Council to attend their graduation on Friday at 10:45 a.m. at American Fork High School. He stated that there are less than 5 students graduating but it would be great to support them and their teachers.

Council Member Holley met with a resident that brought up a point about those he owns an electrical vehicle and lives in the high-density area where there are no garages. He stated that he doesn't have a way to plug in his car. Council Member Holley suggested if he could meet with Mr. Bunker to talk about shopping centers, high density areas that don't have charging stations. He mentioned figuring out a way to facilitate charging stations throughout the city.

Council Member Holley reported that Memorial Day ceremony will be on Monday, May 27th at 11:00 am at the Alpine Tabernacle. He expressed his gratitude for those that served our country and encouraged all to reflect on those who gave all for our freedom and liberties, including those who went to foreign shores to serve.

Council Member John reported he attended the 911 Board meeting on Thursday. They discussed the budget amongst other things. He mentioned that there was a lot of tender feelings amongst the staff due to the death of Sgt Hooser, and in incidents like these they usually lose dispatchers due to the high stress of calls and not knowing what the outcome would be. Council Member John expressed how emotional and tender the staff felt that morning.

Council Member Carroll reiterated what the other council members spoke of regarding public safety and expressed her gratitude for them.

Council Member Taylor expressed how he has never had to go to work and fear for his life. He commented on how grateful he was for those who work in Public Safety. He expressed

his reverence for the procession that came through on Sunday in the rain for their love toward their fellow officer and duty.

4. City Administrator's Report

Mr. Bunker thanked the Police and Fire department for all that they do in the community. He praised Chief Paul for showing great leadership in his efforts to assist Santaquin when he heard of the incident. He commended the police department for the support that they gave to Santaquin. He expressed his love for Public Safety.

Mr. Bunker reported the Memorial Day breakfast will be held from 6:00 a.m. to 10:00 a.m. on May 27th at the fire station. Tickets can be purchased online, and he invited the community to come and support the fire department.

5. Twenty-minute public comment period - limited to two minutes per person.

Marie Adams. Ms. Adams stated she received a letter from the Development Services Department regarding an accessory apartment. She expressed disappointment on receiving the letter, stating she worked with the city regarding the accessory apartment. She presented two letters, one from attorney Casey Wright, whom they had asked to help assist them in making sure that their apartment was legal. The other letter was from 2008 and in 2016, Lori Faught wrote a letter to them that their apartment was legal and complied with city ordinances. Her husband was told someone would reach out to her, but they have not heard from anyone yet. She requested the Council to follow up with the Development Services department.

Travis Morgan. Mr. Morgan stated last week that Tim Hunt had a request for follow up from Public Works and he hasn't heard back from them yet. Mr. Morgan spoke of the accident that blocked the freeway this past Tuesday, stating it jammed the entire city streets. He asked if there was a plan to help with backed up traffic on the main roads when incidents like that happen. He also added that he has not seen a lot of police presence in his area where construction is and asked if speed signs can be moved into their area sometime. He mentioned the big potholes in the area and asked if they can get fixed. He requested that he's ready for a town hall whenever the Council and the mayor are ready.

Gregg Lybbeit. Mt. Lybbeit lives along 200 South and thanked the Council and the mayor for the work that they do and can start to see the area coming together. He suggested to the Council if they can build a park in that area of 200 South/Frontrunner. He added that the bike lane paint has faded in their area, and it no longer looks like a bike lane.

Jared Stafford. Mr. Stafford lives at 300 South and lately there has been a lot of traffic by his home. He stated that the frontage road going south has a speed clock and it does help to slow drivers but after a couple of days drivers ignore it. He reported on his road of 300 South is busy, and he understands that for the next several months construction will be happening. He noted they have had to alter their life to go to the store and run errands due to not being able to get out of the driveway due to traffic. He expressed concern for the safety of the children in the neighborhood and asked for assistance in getting the drivers to slow down with police presence or a speed clock on his street.

Matt Bishop. Mr. Bishop stated he lives on the corner of 200 South where construction has started. He reported that he had talked to Condie Construction because they had put curbs

in and then they installed utility boxes and poured concrete around them. He asked the workers if they were planning to put a sidewalk in and the workers said that it was not happening in this phase of the plan. Mr. Bishop stated that all that money invested in the 200 South project and the two roundabouts, he asked if it was possible to install a temporary sidewalk. He asked about the two roundabouts in the Master Plan and how one is being worked on and the other isn't and if that means there will not be an access to the freeway for another 3 months instead of just doing both roundabouts at the same time. He commented on how bad the traffic is because there is a one-way stop.

Kristin Burgess. Ms. Burgess lives on Storrs Ave in the Harbor area and related her battle with the Alpine School District to get a school bus to her house because her daughter has special needs gets bussed to Pleasant Grove for school. ASD told her that she needs to work with the city because the street is not accessible for the bus due to how bad the roads are and the construction. She stated she had called in about clarification about how long the construction is going to take and hasn't heard back about anything.

The mayor stated he will schedule a "Town Hall" meeting for the residents of the 200 South area. He asked residents for patience and understood their hardships. He asked if they could work together on this. He stated that the sidewalk that was mentioned is a good point. The mayor pointed out that the land had just been acquired for the second roundabout which is why construction did not start on it along with the other roundabout. He also reported that the city did purchase 30 acres in the area that is planned for a park, another fire station and public safety personnel.

Mayor Frost talked about traffic when there are incidents that happen that back up in the city roads and how there is not much that can happen with that. He stated that for a period of time he understood that residents would be inconvenienced and apologized for it but added that it was notices were put out to the public and it will get better.

COMMON CONSENT AGENDA

(*Common Consent* is that class of Council 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.)

1. Approval of the April 23, 2024, city council minutes.
2. Approval of the April 29, 2024, special session minutes.
3. ~~Approval of the April 30, 2024, regular session minutes.~~
4. ~~Approval of an application for a Temporary/Seasonal Use, known as Crazy Al's Fireworks, located at 510 N Caveman Blvd, American Fork City. The Temporary/Seasonal Use will be on approximately 36.28 acres and will be in the R1-9000 zone.~~
5. Ratification of city payments (April 24, 2024, to May 7, 2024) and approval of purchase requests over \$50,000.

Council Member John expressed concern about the firework stand location due to the parade since it ends at the high school. He motioned for #4 to be pulled from the common consent agenda at this time and get more information and see where it can be at.

Council Member John moved to approve the common consent agenda and excluding item #4 for the temporary seasonal use, known as Crazy Al's Fireworks, located at 510 N Cavemen Blvd in American Fork City, it requires approval because it is in the R1 9000 zone. Council Member Holley seconded the motion. Voting was as follows:

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Ernie John, Council Member
SECONDER:	Tim Holley, Council Member
YES:	Carroll, John, Holley, Taylor, Hunter

ACTION ITEMS

1. Review and action on an ordinance approving the disbursement of fiscal year 2023/2024 PARC Tax funds.

Mayor Frost pulled this item from the agenda and stated it will be discussed at the next work session.

2. Review and action on acceptance of the city's fiscal year ending June 30, 2025, Tentative Budget.

Council Member Taylor moved to approve the fiscal year ending June 30, 2025, proposed budget and set the public hearing for the final fiscal year ending June 30, 2025, budget for Tuesday, June 11, 2024, at 7:00 pm. Tentative budget. Council Member Holley seconded the motion. Voting was as follows:

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Clark Taylor, Council Member
SECONDER:	Tim Holley, Council Member
YES:	Hunter, Carroll, John, Taylor, Holley

3. Review and action on approval of a Reimbursement Agreement with Deer Park, LLC. for system improvements along 1100 South.

Council Member Carroll moved to approve the Reimbursement Agreement for Deer Park, LLC. for system improvements on 1100 South. Council Member Hunter seconded the motion. Voting was as follows:

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Staci Carroll, Council Member
SECONDER:	Ryan Hunter, Council Member
YES:	Holley, Taylor, Hunter, Carroll, John

4. Review and action on an ordinance approving the YD3 Annexation, consisting of 0.20 acres and located at approximately 250 South 1160 West, including the ordinance of annexation, annexation agreement, road dedication plat, and placement of the property in the TOD zone.

Council Member Carroll asked if this was for the annexation agreement and the recital states that the annexation will create an unincorporated island and asked if that was still happening. Patrick O'Brien replied that it was the land property to the west and there wasn't the ability to bring in any other property with us because it's only for cleaning up on something that should have been brought in originally.

Council Member Taylor moved to adopt Ordinance No. 2024-05-19 approving the YD3 Annexation, consisting of 0.20 acres at approximately at 250 South 1160 West, including the ordinance of annexation, annexation agreement, street dedication plat and placement of the property in the TOD zone and authorize the mayor and Council

to sign the annexation documents, annexation plan and street dedication plat. Council Member Hunter seconded the motion. Voting was as follows:

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Clark Taylor, Council Member
SECONDER:	Ryan Hunter, Council Member
YES:	Carroll, Taylor, John, Hunter, Holley

5. Review and action on an ordinance approving the Coleman Annexation, consisting of approximately 6.957 acres, and located at approximately 55 West 1500 South, including the ordinance of annexation, annexation agreement, street dedication plats, and placement of the property in the Marina (M-1) zone.

Council Member moved to adopt Ordinance No. 2024-05-20 approving the Coleman Annexation, consisting approximately 6.957 acres and located at approximately 55 West 1500 South, including the ordination of annexation, annexation agreement, street dedication plat and placement of the property in the Marina (M-1) zone subject to any conditions found in the staff report. Council Member John seconded the motion. Voting was as follows:

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Staci Carroll, Council Member
SECONDER:	Ernie John, Council Member
YES:	Holley, Carroll, Hunter, Taylor, John

6. Review and action on a resolution accepting, or denying, the petition to annex the Jes and Claire Scott Annexation, consisting of 1.504 acres and located at approximately 350 East 620 South.

Council Member Carroll asked which zone it will be coming into. Mr. O'Brien replied that it may be GC-2, but it would be specified at a later point; they still have to finalize the annexation agreement.

Ms. Egner commented that goes back through PC first for land designation because it has to do with land use that will come through the annexation agreement. She stated that there will be a separate agreement on this that will come before the Council as well as before the annexation is finalized. They are working with the city with some dedication and some roadway expansion and a couple of agreements for this property will be back before the Council on a number of occasions.

Council Member Holley moved to adopt Resolution No. 2024-05-14R accepting the petition to annex the Jes and Claire Scott Annexation, consisting of 1.504 acres at approximately 350 East 620 South. Council Member Carroll seconded the motion. Voting was as follows:

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Tim Holley, Council Member
SECONDER:	Staci Carroll, Council Member
YES:	Holley, John, Taylor, Hunter, Carroll

7. Review and action on approval of a contract with Allstar Striping for striping services at various locations throughout the city.

Council Member John moved to approve the agreement for Allstar Striping services presented and authorize the city to enter into a contract with Allstar Striping LLC. Council Member Holley seconded the motion. Voting was as follows:

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Ernie John, Council Member
SECONDER:	Tim Holley, Council Member
YES:	Hunter, John, Carroll, Holley, Taylor

8. Review and action on an ordinance approving a code text amendment, known as Minimum Level of Improvements Required Prior To Issuance of Building Permits, of the American Fork City Municipal Code. Amending Section 17.5.126 (D), the Code Text Amendment plans to give the city engineer discretion into providing information regarding curb grading for residential lots.

Council Member Taylor asked if it is removing text and content. Mr. O'Brien replied that (D) is being added in to give the city engineer discretion to provide specific information that they require and will be done on a case-by-case basis.

Council Member John clarified that it will still be city standards that should be followed but that this allowed the city engineer to allow for variations. Mr. O'Brien agreed and replied that it would apply to limited cases related to minimum improvements that need to be installed such as curb, gutter, sidewalk where they do not exist already for any redevelopment that might occur in the city and new development standard.

Council Member Taylor moved to adopt Ordinance No. 2024-05-21 amending Section 17.5.126 (D) of the American Fork City code known as minimum level of improvement required prior to issuance of building permits. Council Member Hunter seconded the motion. Voting was as follows:

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Clark Taylor, Council Member
SECONDER:	Ryan Hunter, Council Member
YES:	John, Taylor, Hunter, Holley, Carroll

9. Review and action on a resolution approving the inter-local cooperative agreement with Mountainland Association of Governments (MAG) for funding the American Fork 200 South 100 East Intersection.

Council Member Taylor moved to adopt Resolution No. 2024-05-15R approve the Inter-local Cooperative Agreement with MAG for the funding the American Fork 200 South 100 East intersection. Council Member Holley seconded the motion. Voting was as follows:

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Clark Taylor, Council Member
SECONDER:	Tim Holley, Council Member
YES:	Carroll, John, Holley, Taylor, Hunter

10. Review and action on a resolution approving the inter-local cooperative agreement with Mountainland Association of Governments (MAG) for funding the American Fork 200 South 300 West Intersection.

Council Member Taylor moved to adopt Resolution No. 2024-05-16R approving the Inter-local Cooperative Agreement with MAG for the funding of American Fork 200 South 300 West intersection. Council Member John seconded the motion.

Council Member Carroll asked if there was a matching portion of it. Mr. Bunker replied that there was.

Voting was as follows:

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Clark Taylor, Council Member
SECONDER:	Ernie John, Council Member
YES:	Holley, John, Taylor, Hunter, Carroll

11. Adjournment.

Council Member Hunter moved to adjourn the meeting. Council Member Carroll seconded the motion. Voting was unanimous.

The meeting was adjourned at 8:10 p.m.



Stephanie Finau
Deputy Recorder