

AMERICAN FORK CITY
DEVELOPMENT REVIEW COMMITTEE REGULAR SESSION

September 2nd, 2025

The American Fork City Development Review Committee met in a regular session on September 2nd, 2025, at the American Fork Public Works Building, 275 East 200 North, commencing at 8:00 a.m.

Development Review Committee:

Public Works Director: Sam Kelly

Development Services Director: Patrick O'Brien

Fire Chief: Aaron Brems

Staff Present:

Ben Hunter	City Engineer
Cody Opperman	Planner II
Annalisa Reed	Planner I
Mat Sacco	Fire Marshall
Angie McKee	Administrative Assistant I

Others Present:

REGULAR SESSION

Roll Call

COMMON CONSENT AGENDA

Minutes of the August 18th, 2025, Development Review Committee Regular Session.

APPROVED MINUTES

09.02.2025

Patrick O'Brien motioned to approve the Common Consent agenda

Aaron Brems seconded the motion

Voting was as follows:

Patrick O'Brien	AYE
Aaron Brems	AYE
Sam Kelly	AYE

The motion passed

ACTION ITEMS

- a. Review and action on an application for an Amended Final Plat, known as AF Crossings Plat A-1, located at approximately 850 S 700 W, American Fork City. The Amended Final Plat will be for approximately 1.40 acres and will be in the Public Facilities (PF) Zone.**

Ben Hunter reviewed the background information for action item letter a: Staff has initiated an Amended Final Plat Application, titled AF Crossings Plat A-1, to subdivide the property located approximately 850 South 700 W. The property that is being subdivided is owned entirely by American Fork City. With the subdivision, one parcel will continue to be owned by American Fork City, and the other parcel will be owned by UDOT to allow future projects throughout the City.

Patrick O'Brien moved to approve the proposed Amended Final Plat, known as AF Crossings Plat A-1, located at approximately 850 S 700 W, American Fork City, UT 84003, in the Public Facilities (PF) Zone, subject to any conditions found in the staff report.

APPROVED MINUTES

09.02.2025

Aaron Brems seconded the motion

Voting was as follows:

Patrick O'Brien	AYE
Aaron Brems	AYE
Sam Kelly	AYE

The motion passed

- b. Review and action on an application for an Amended Final Plat, known as AF Crossings Plat A-2, located at approximately 800 W 850 S, American Fork City. The Amended Final Plat will be for approximately 12.04 acres and will be in the Public Facilities (PF) Zone.**

Cody Opperman reviewed the background information for action item letter b: Staff has initiated an Amended Final Plat Application, titled AF Crossings Plat A-2, to subdivide the property located approximately 800 W 850 S. The property that is being subdivided is owned entirely by American Fork City. With the subdivision, one parcel will continue to be owned by American Fork City, and the other parcel will be owned by UDOT to allow future projects throughout the City.

Patrick O'Brien moved to approve the proposed Amended Final Plat, known as AF Crossings Plat A-2, located at approximately 800 W 850 S, American Fork City, UT 84003, in the Public Facilities (PF) Zone, subject to any conditions found in the staff report.

Sam Kelly seconded the motion

Voting was as follows:

Patrick O'Brien	AYE
Aaron Brems	AYE
Sam Kelly	AYE

The motion passed

APPROVED MINUTES

09.02.2025

- c. Review and action on an application for an Amended Final Plat, known as AF Crossings Plat A-3, located at approximately 850 S 900 W, American Fork City. The Amended Final Plat will be for approximately 0.60 acres and will be in the Public Facilities (PF) and Planned Residential (PR-3.0) Zone.**

Cody Opperman reviewed the background information for action item letter c: Staff has initiated an Amended Final Plat Application, titled AF Crossings Plat A-3, to subdivide the property located approximately 850 South 900 W. The property that is being subdivided is owned entirely by American Fork City. With the subdivision, one parcel will continue to be owned by American Fork City, and the other parcel will be owned by UDOT to allow future projects throughout the City.

Patrick O'Brien moved to approve the proposed Amended Final Plat, known as AF Crossings Plat A-3, located at approximately 850 S 900 W, American Fork City, UT 84003, in the Public Facilities (PF) and Planned Residential (PR-3.0) Zone, subject to any conditions found in the staff report.

Sam Kelly seconded the motion

Voting was as follows:

Patrick O'Brien	AYE
Aaron Brems	AYE
Sam Kelly	AYE

The motion passed

Other Business

There was no other business to discuss

Adjournment

APPROVED MINUTES

09.02.2025

Sam Kelly motioned to adjourn the meeting.

Aaron Brems seconded the motion.

Voting was as follows:

Patrick O'Brien	AYE
Aaron Brems	AYE
Sam Kelly	AYE

The motion passed

Meeting adjourned at 8:12 AM

Angie McKee

Administrative Assistant I

The order of agenda items may change to accommodate the needs of the committee, public and staff.