

APPROVED MINUTES
02.17.2026

AMERICAN FORK CITY
DEVELOPMENT REVIEW COMMITTEE REGULAR SESSION

February 17th, 2026

The American Fork City Development Review Committee met in a regular session on February 17th, 2025, at the American Fork Public Works Building, 275 East 200 North, commencing at 11:00 a.m.

Development Review Committee:

Public Works Director: Sam Kelly

Chief Building Official: Dan Loveland

Fire Chief: Aaron Brems

Staff Present:

Cody Opperman	Planner II
Annalisa Reed	Planner I
Mat Sacco	Fire Marshall
Angie McKee	Administrative Assistant I

Others Present: Trent Williams, Chris Haertel

REGULAR SESSION

Roll Call

COMMON CONSENT AGENDA

Minutes of the February 9th, 2026, Development Review Committee Regular Session.

Aaron Brems motioned to approve the Common Consent agenda

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Dan Loveland seconded the motion

Voting was as follows:

Dan Loveland	AYE
Sam Kelly	AYE
Aaron Brems	AYE

The motion passed

ACTION ITEMS

- a. Review and action on an application for an Amended Final Plat, known as Mira Vista Phase 4, located at 530 S 1040 E, American Fork City. The Amended Final Plat consists of .63 acres and is in the Residential (R3-7500) Zone.**

Annalisa Reed reviewed the background information for action item letter a: There was already a public hearing for this item at an earlier date, so that requirement has already been met. The applicant has applied for an Amended Final Plat to develop a Condominium Planned Community. The project looks to develop 20 condos in a three-story building. This is phase 4 of a multiple part planned community. The Commercial Site Plan is currently going through DRC review and will be placed on an agenda in the future. A public hearing is required to be held within 45 days of the petition to vacate/alter/amend a subdivision plat being accepted into review if all signatures of property owners have not been acquired associated with the originally approved plat, the public hearing was held July 15, 2025.

Sam Kelly moved to approve the proposed Amended Final Plat, located at 530 S 1040 E, American Fork City, UT 84003, in the Residential (R3-7500) Zone, as the Amended Final Plat meets the requirements of Section 17.8.217 Amended Plats and Section 17.4.301 R-3-7500 Residential Zone.

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Aaron Brems seconded the motion

Voting was as follows:

Dan Loveland	AYE
Sam Kelly	AYE
Aaron Brems	AYE

The motion passed

- b. Review and action on an application for an Amended Commercial Site Plan, known as DCS Warehouse, located at 521 W 200 N, American Fork City. The Commercial Site Plan consists of 2 acres and is in the GC-1 General Commercial Zone.**

Annalisa Reed reviewed the background information for action item letter b: The applicant has applied for an Amended Commercial Site Plan to update the drainage and exterior elements of the site.

Sam Kelly moved to approve the proposed Amended Commercial Site Plan, located at 521 W 200 N, American Fork City, in the GC-1 Zone, as the Amended Commercial Site Plan meets the requirements of Section 17.4.402 and 17.6.101.

Dan Loveland seconded the motion

Voting was as follows:

Dan Loveland	AYE
Sam Kelly	AYE
Aaron Brems	AYE

The motion passed

Other Business

There was no other business to discuss

Adjournment

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Aaron Brems motioned to adjourn the meeting.

Dan Loveland seconded the motion.

Voting was as follows:

Dan Loveland	AYE
Sam Kelly	AYE
Aaron Brems	AYE

The motion passed

Meeting adjourned at 11:09 AM



Angie McKee

Administrative Assistant I

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