

CITY OF OREM
DEVELOPMENT REVIEW COMMITTEE MINUTES
August 31st, 2026

The following items are detailed in these minutes:

1. **Final Plat** - Johnson Farms Plat A - Located generally at 1700 S Geneva Road
2. **Site Plan** - HomeBuilt - Home improvement and design building located generally at 1950 N State Street
3. **Minutes** - Approval of the minutes from the DRC meeting on August 24th, 2026
4. **Minutes** - Approval of the minutes from the DRC meeting on July 27th, 2026
5. **Adjourn** - Next meeting scheduled for September 7th, 2026

Place: Aspen Conference Room (Floor 2) – City Hall Building – 56 North State Street, Orem Utah, 84057

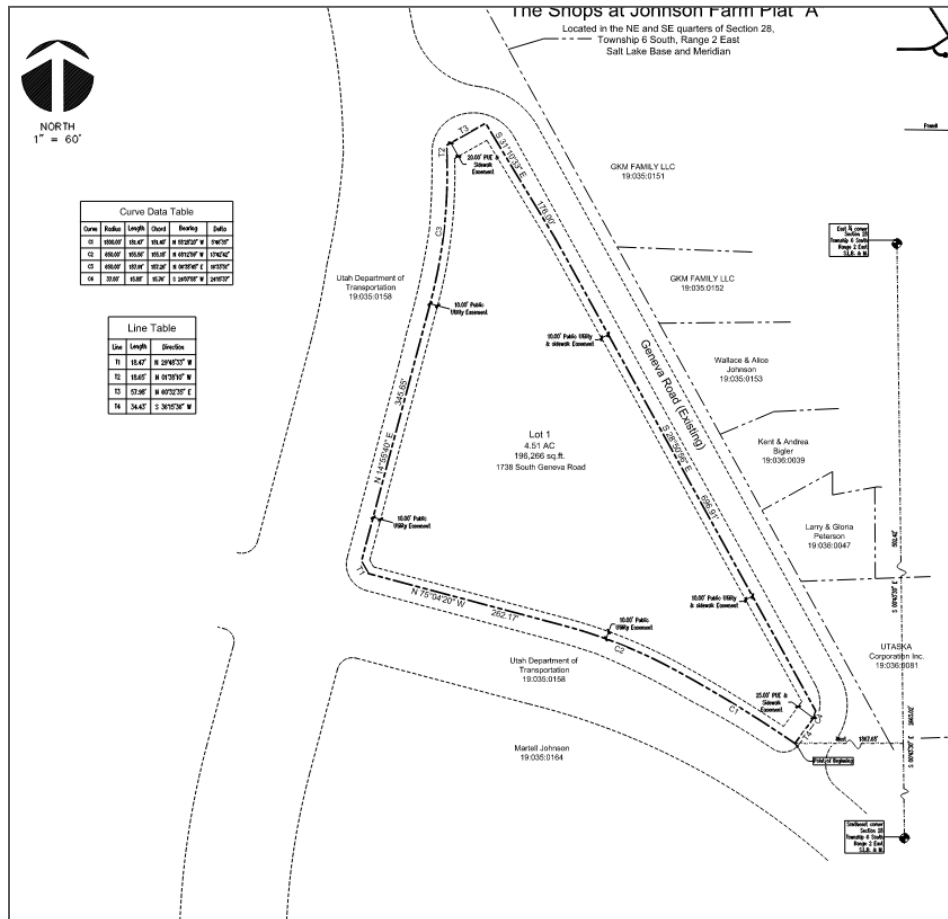
11:01 AM. Jared Hall called the meeting to order.

Those Present: Ryan Garside, Chelsea Lindsey, Jared Hall, Aaron McKnight, DRC Members; Rebecca Gourley, Associate Planner

Those Excused: Derek Spencer, Taylor Taggart, Darren Pead, Chris Clements, Taggart Bowen, DRC members

Item 1, Final Plat - Johnson Farms Plat A - Located generally at 1700 S Geneva Road

Rebecca Gourley introduced the Final Plat for Johnson Farms Plat A. The applicant, Paul Washburn, proposed the final plat to finalize the creation of the single-lot subdivision, Johnson Farms Plat A.



The DRC had no comments or questions. Mr. Hall requested a motion.

DRC Action: Chelsea Lindsey motioned to approve the Final Plat for Johnson Farms Plat A. Ryan Garside seconded the motion.

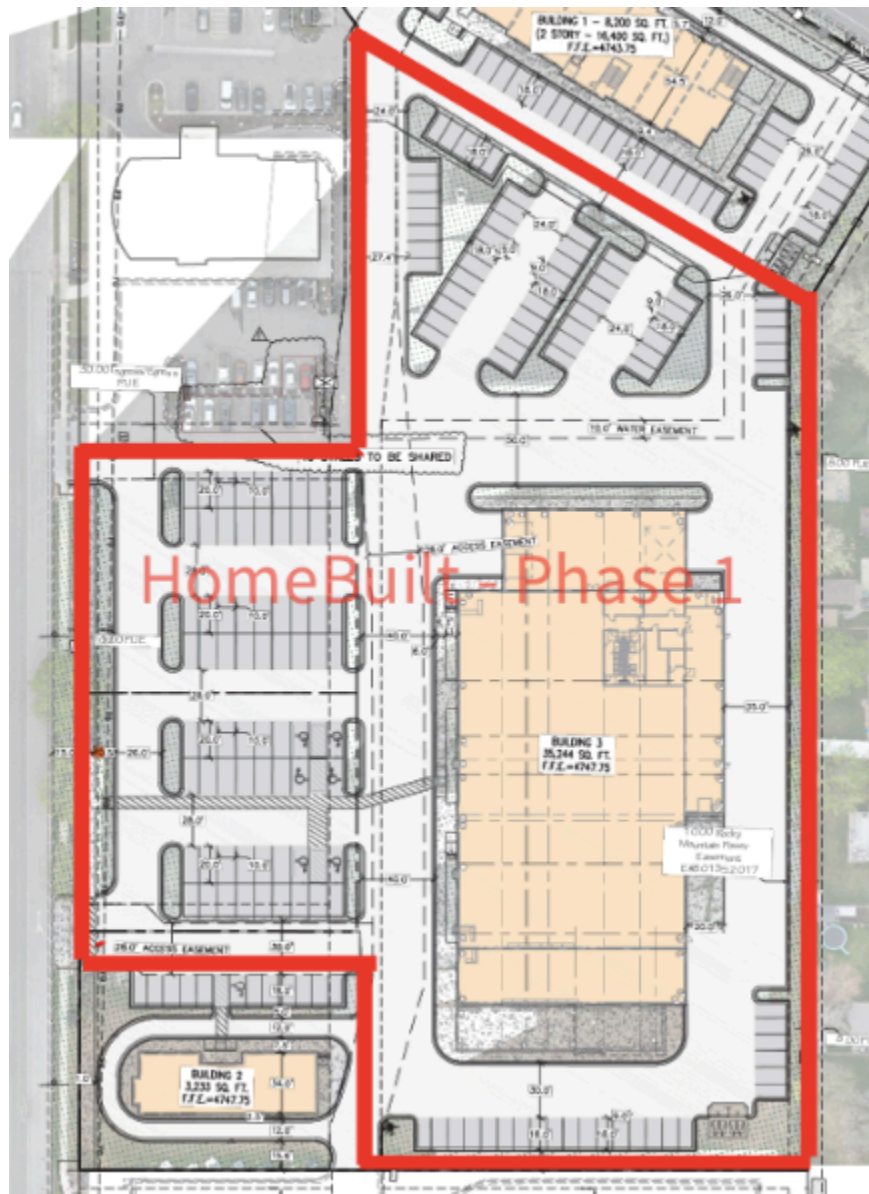
Yes: Ryan Garside, Chelsea Lindsey, Jared Hall, Aaron McKnight

No: None

The motion passed unanimously.

Item 2, **Site Plan** - HomeBuilt - Home improvement and design building located generally at 1950 N State Street

Rebecca Gourley introduced the Site Plan for HomeBuilt. The applicants, Jonathan Biesinger and Clyde Inc., are proposing to build a new home improvement and design store. This project is one phase of the PD-53 Kneader's Concept plan, and only includes the building and parking marked as Phase 1.



Mr McKnight asked if the parking and cross drainage easement document had been revised. Mr McKnight explained that previously, HomeBuilt proposed an amended plat which proposed new lot numbers. The easement document draft referenced these new lot numbers; however, HomeBuilt then rescinded their plat amendment, but did not update the draft so that the lot

numbers referenced the existing lot numbers.

Chelsea Lindsey advised that the DRC had recently sent redlines on the easement amendment, one of which required the lot numbers to be fixed.

DRC Action: Aaron McKnight motioned to approve the Site Plan for HomeBuilt on the condition the easement agreement is amended, or the plat is finished so that the agreement references the lots as labelled in the plat amendment. Chelsea Lindsey seconded the motion.

Yes: Ryan Garside, Chelsea Lindsey, Jared Hall, Aaron McKnight

No: None

The motion passed unanimously.

Item 3, **Minutes** - Approval of the minutes from the DRC meeting on August 24th, 2026

The minutes were not completed. Mrs. Gourley requested the DRC continue the minutes to the next DRC meeting.

DRC Action: Jared Hall motioned to continue the minutes from the August 24th, 2026 meeting. Aaron McKnight seconded the motion.

Yes: Ryan Garside, Chelsea Lindsey, Jared Hall, Aaron McKnight

No: None

The motion passed unanimously

Item 4, **Minutes** - Approval of the minutes from the DRC meeting on July 27th, 2026

The minutes were presented to members of the DRC. The DRC had no comments.

Mr Hall requested a motion.

DRC Action: Jared Hall motioned to approve the minutes from the July 27th, 2026 meeting. Ryan Garside seconded the motion.

Yes: Ryan Garside, Chelsea Lindsey, Jared Hall, Aaron McKnight

No: None

The motion passed unanimously

Item 5, Adjournment

DRC Action: Chelsea Lindsey motioned to adjourn the meeting. Ryan Garside seconded the motion.

Yes: Ryan Garside, Chelsea Lindsey, Jared Hall, Aaron McKnight

No: None

The motion passed unanimously

Adjourn: 11:08 AM.

Approved On: DRAFT